



**The Atria, Apartment 4, 61 Queen Street, Ramsgate, CT11 9EL**  
**£1,000 Per Month PCM**







£1,000 Per Month

LUXURY APARTMENT WILL OFFER CONCIERGE & GYM! TMS Estate Agents are delighted to present Apartment 4 at The Atria, our exciting new development available to let now!

The Atria is a collection of stunning, high specification apartments that combines sophisticated living with the unrivalled coastal beauty of Ramsgate. Distinctively, they will offer a gym, business hub and concierge service, a rarity in the region, less than a five minute walk to Ramsgate's Royal Harbour.

This impressive development will boast top-tier amenities and refined, tasteful luxury in one of the most picturesque seaside locations in the UK. The Atria will be a beacon of safety, with each floor serviced by lift access.

Every apartment in The Atria is fitted with top-of-the-range appliances and fittings. From fully fitted kitchens with integrated appliances and white quartz worktops, to the latest technology in clean air flow systems. Each apartment also benefits from an independent sprinkler system.

With light-filled open rooms, and customisable touches, The Atria's meticulously crafted design is one that perfectly balances modern living without removing the coastal charm of its setting.

Perfect for working professionals who may require extra office space to work from home.

This is a long term let and is unfurnished.

The council tax band is TBC / Deposit = 5 weeks rent £1153.84 / Holding deposit £230.76 / EPC – B  
<https://checker.ofcom.org/> for broadband and phone coverage.

APPLICANTS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £30,000 PER ANNUM FOR SUFFICIENT AFFORDABILITY FOR THIS PROPERTY. IF A WORKING GUARANTOR IS REQUIRED THEY WILL NEED AN INCOME OF £36,000 PER ANNUM TO MEET AFFORDABILITY

Call TMS ESTATE AGENTS today to book your accompanied viewing, we are available 7 days a week.



#### On Site Amenities:

Contemporary Kitchen

Clean air flow system, MVHR

Kitchen/Lounge/Diner 16'7" x 17'5" (5.065 x 5.327)

Bedroom 13'0" x 10'10" (3.968 x 3.313)

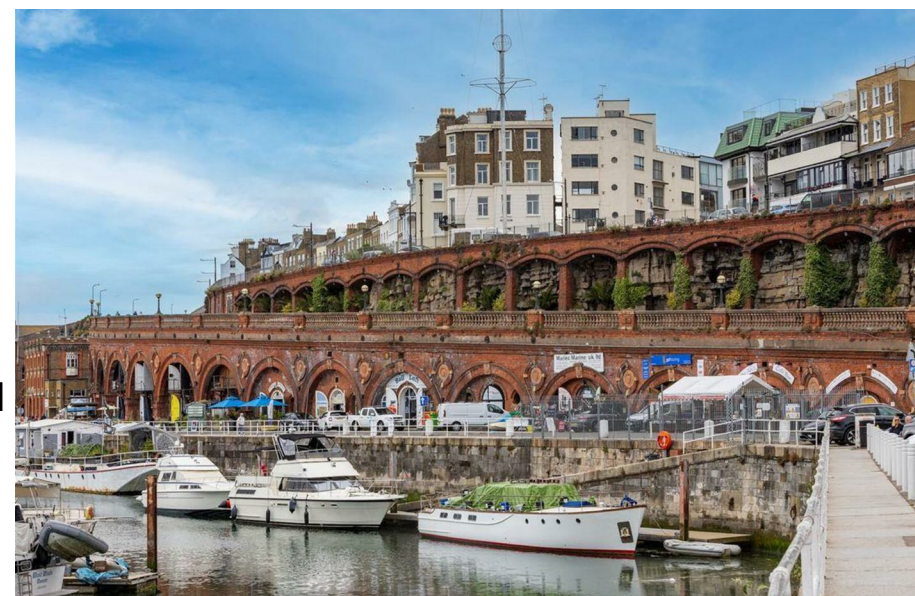
Shower Room 6'2" x 6'9" (1.905 x 2.077)

Every apartment at The Atria is unique. All images and virtual tours are for illustration purposes only.





- Luxury living at The Atria
- 22 minute walk to Ramsgate's Mainline Station with fast links to London.
- Light-filled open rooms
- Business hub & meeting rooms
- Long term let / unfurnished
- Concierge service and gym!
- Lift access to all floors
- High specification apartments
- 5 minute walk to Ramsgate's Royal Harbour
- EPC - B / Council Tax - TBC

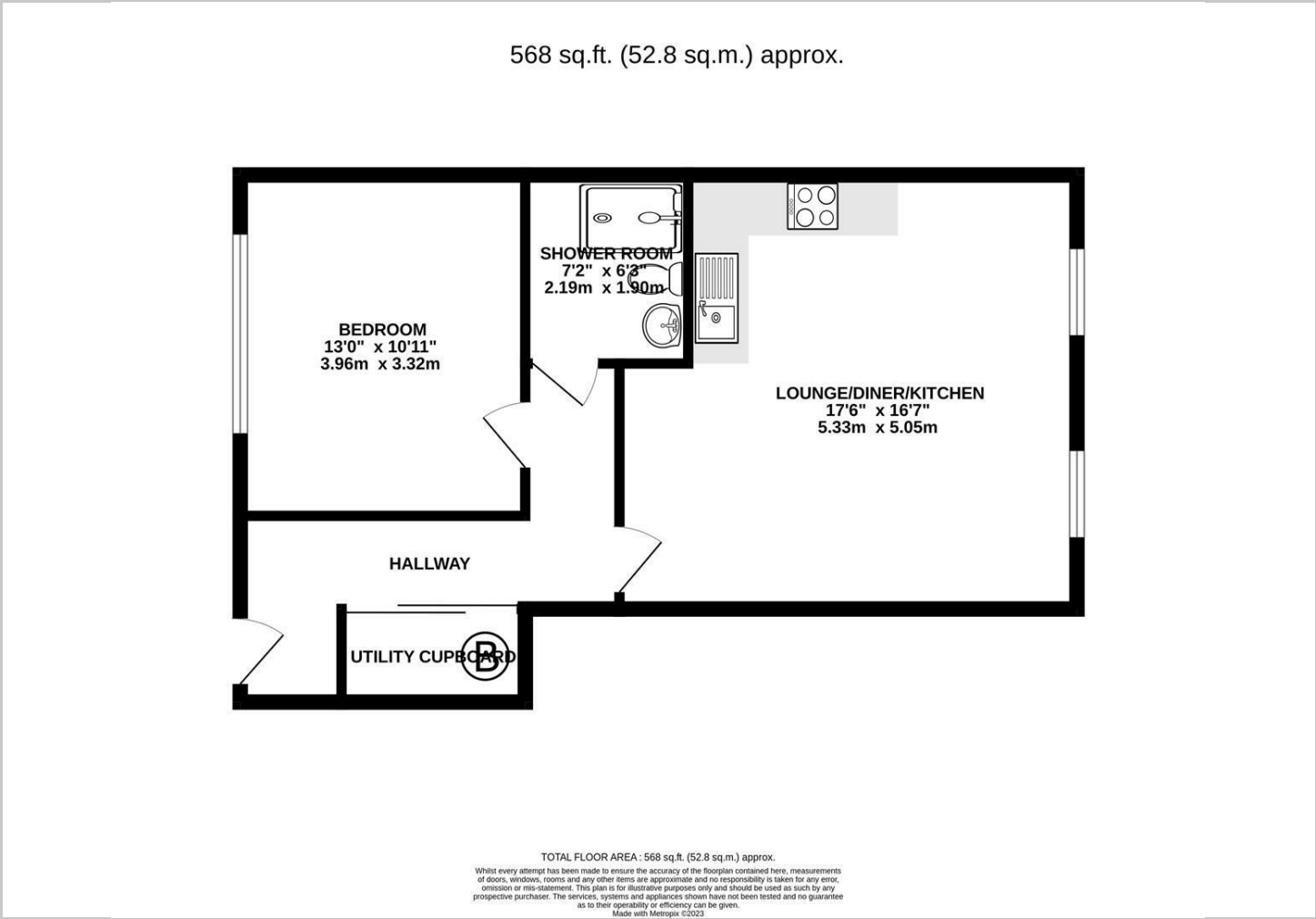






THE  
ATRIA

Floor Plans



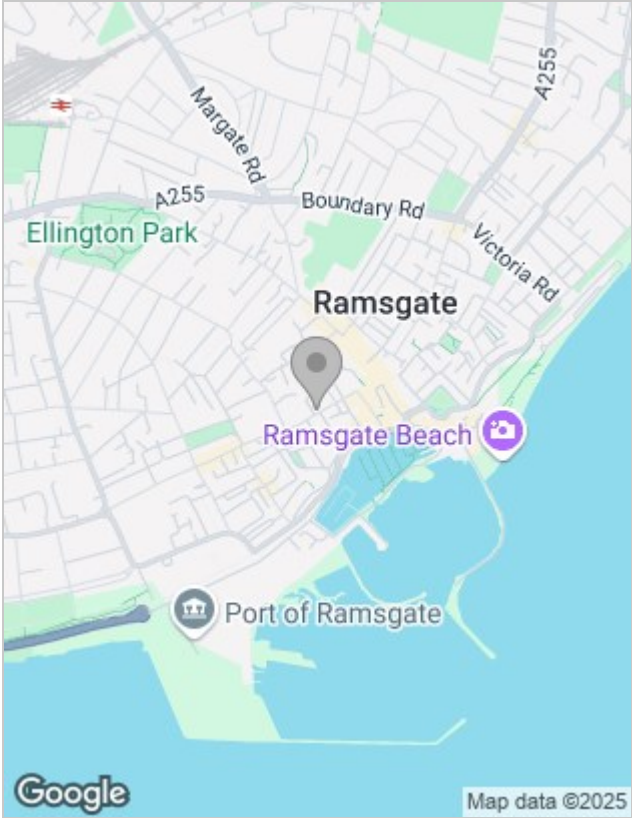
Viewing

Please contact our TMS ESTATE AGENTS Office on 01843 866055 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

