



Thomas
jackson
ESTATE AGENTS



27 Fairfield Road

Minster, Ramsgate, CT12 4AW

- Large Plot With Lovely Views Over Farmland
- Three Bedrooms, The Master Being Ensuite
- Cozy Sitting Room With Log Burner plus A Dining Room
- Beautiful Orangery Opens Onto The Substantial Gardens
- Lots Of Parking
- Beautiful, Cottage Style Decoration
- Village Location
- Gas Central Heating & Double Glazing

£475,000

EPC Rating 'TBC'





Property Description

THE PROPERTY

An exceptionally large plot with commanding views over open farmland, this extended three-bedroom semi-detached bungalow is a truly unique find, ideal for those seeking the 'Good Life' there is plenty of scope to become self-sufficient. This home blends classic comfort with contemporary architectural features, including a striking double height vaulted ceiling with an open balcony that enhances the sense of space and light. The thoughtfully designed layout offers a versatile reception room with a cozy log burner, perfect for chilly evenings. You'll also find a bright orangery plus dining room and generous utility room. The master bedroom features a private en-suite, and the property boasts a large driveway with parking for three vehicles, making it as practical as it is beautiful.

RECEPTION HALL

Entrance is via double glazed entrance door with a double glazed panelled to the side, radiator, meter cupboard, doors opening to:-



SITTING ROOM

16' 8" x 11' 4" (5.08m x 3.45m) Four wall light points, solid fuel log burner set in a brick built fireplace, double radiator, TV point, French doors with glaze panels open to:-

ORANGERY

20' 0" x 7' 11" (6.1m x 2.41m) Superb Orangery set beneath a Victorian style polycarbonate roof lantern, inset downlighters to the ceiling, double glazed panels, wide double glazed French doors open onto the garden, Power points.



KITCHEN

10' 3" x 10' 4" (3.12m x 3.15m) Measurements include an exceptional range of oak fitted base units with pull out vegetable baskets plus spice drawers, space for a gas range style cooker, a large pantry unit with open display cabinet, high gloss works surface inset with one and a half bowl sink units with mixer tap over, matching up stands, range of coordinating wall units over With an open plate rack and display shelving, integral filter hood, window opens into the orangery, door to larder cupboard, Oak glazed door to:-

DINING ROOM

14' 11" x 13' 0" (4.55m x 3.96m) Measurements include an open staircase which leads to the first floor galleried landing, two double glazed windows, double glazed door to front, door to under stair storage cupboard, base cupboards with shelving, door and step to garden, door and step to:-



UTILITY ROOM

12' 11" x 10' 7" (3.94m x 3.23m) Measurements include a range of fitted base units with space for chest freezer, space and plumbing for washing machine and tumble dryer, inset Belfast sink with wood block worksurface and mixer tap, ceramic tile splashback, double glazed window to side and rear, double glazed door opens onto garden, ceramic tile flooring, built-in larder cupboard for additional storage, door to:-



BEDROOM

11' 8" x 10' 3" (3.56m x 3.12m) Double glazed oriel window to front, radiator, TV point.

BEDROOM

14' 5" x 11' 5" (4.39m x 3.48m) Measurements include an extensive range of built-in wardrobes, double glazed window to front with open farmland views, radiator.



FAMILY BATHROOM

Comprises of a P shaped shower bath with thermostatic shower fitment over, curved glass shower screen, pedestal wash basin and low-level WC, attractive tiling, double glazed window, ceramic tile flooring, heated towel rail.

LANDING

MASTER BEDROOM

22' 2" x 14' 0" (6.76m x 4.27m) Maximum measurements include an extensive range of built in storage, Velux window, two doors to eaves storage, radiator, door to built in wardrobe with hanging rail and door to:-



EN SUITE SHOWER ROOM WC

Suite comprising of corner glazed shower enclosure with a thermostatically controlled shower fitment, low level WC, vanity wash basin with mix taps over, attractive tiling with mosaic border, extractor fan.

WORKSHOP STORAGE

12' 3" x 4' 4" (3.73m x 1.32m) Up and over roller garage door, plenty of shelved storage, Power and lighting.

GARDENS

Extensive gardens are accessed from the Orangery, dining room and the utility room. This is not the average garden, this is more of a smallholding that will appeal to those looking for a self sufficient lifestyle with the ability to grow their own fruit and vegetables. There is a Polly tunnel, perfect for growing on seeds and cuttings, plus a separate greenhouse. There is a deck, raised patio, covered seating area, two ponds, small orchard with fruit trees, former chicken run, formal lawn, rose arches, woodland area and an attractive low maintenance planted area. There is also pedestrian access to the front, plus summerhouse and covered veranda. The gardens need to be viewed to be fully appreciated.



DRIVEWAY

Block paved driveway provides plenty of parking, planted borders, step to front door, side pedestrian access.





MEASUREMENTS

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. The mention of any appliances and/or services within these particulars does not imply they are in full or efficient working order.



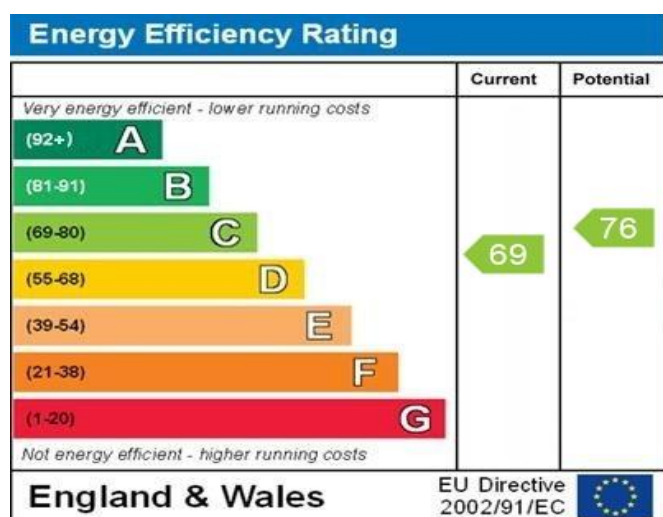
COUNCIL TAX

Local Authority Thanet District Council
Council Tax Band C
Council Tax Cost (PA) £2,144.66

ANTI MONEY LAUNDERING

AML Identification Checks – If you have an offer accepted on a property through Thomas Jackson, we will be required by law to carry out anti money laundering checks prior to instructing Solicitors





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