



OVER 60?

Secure this property
for up to **59% less!**

Guide Price
£220,000

Freehold

4x  1x  1x 

**Upper Dumpton Park
Road, Ramsgate, Kent,
CT11**

Wards
Helping you move forwards



Main features

- Generous sized rooms throughout
- Open plan lounge and kitchen area
- Convenient location, close to the town centre and train station
- Accommodation arranged over 4 floors, offering versatile living
- Ideal first time buy or investment opportunity

Accommodation

UPPER GROUND FLOOR

Entrance Hallway
 Bedroom 2: 13'9 x 10'3 (4.19m x 3.13m)
 Shower Room
 Separate Toilet

LOWER GROUND FLOOR

Kitchen : 12'5 x 11'2 (3.79m x 3.41m)
 Lounge : 12'8 x 10'8 (3.86m x 3.25m)
 Cloakroom

FIRST FLOOR

Landing
 Bedroom 1 : 13'1 x 11'0 (3.99m x 3.36m)
 Bedroom 3: 11'5 x 7'8 (3.48m x 2.34m)

SECOND FLOOR

Landing
 Bedroom 4: 15'9 x 9'5 (4.80m x 2.87m)

OUTSIDE

Garden to Rear
 Shed : 12'4 x 7'3 (3.76m x 2.21m)

Lower Ground Floor

Approx. 28.3 sq. metres (304.8 sq. feet)



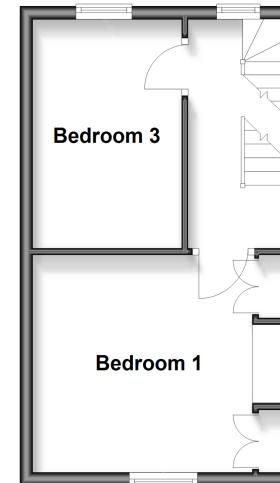
Upper Ground Floor

Approx. 28.6 sq. metres (307.3 sq. feet)



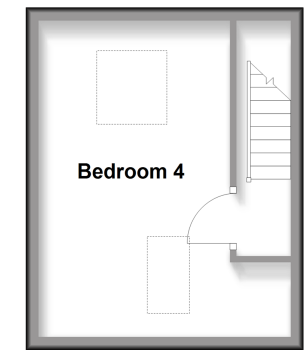
First Floor

Approx. 27.0 sq. metres (290.3 sq. feet)



Second Floor

Approx. 18.9 sq. metres (202.9 sq. feet)



Call Ramsgate - 01843 580314 ■ wardsokent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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