



**Guide Price**  
**£350,000**

**Freehold**

4x  2x  2x 

**Newington Road,  
Ramsgate, Kent, CT12**

**OVER 60?**

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

*Wards*  
Helping you move forwards





## Main features

- Off-road parking space for one car
- Log-burner
- Popular residential area
- Within a great catchment area of transport links, schools and Westwood Cross shopping centre
- Sunny aspect rear garden, perfect for entertaining guests during the summer months

## Accommodation

### GROUND FLOOR

#### Entrance Hallway

Lounge : 11'5 x 11'4 (3.48m x 3.46m)

Bedroom 1: 11'6 x 11'4 (3.51m x 3.46m)

Bedroom 2: 11'4 x 9'6 (3.46m x 2.90m)

Bedroom 3: 9'8 x 9'8 (2.95m x 2.95m)

#### Bathroom

Dining Area: 11'4 x 11'2 (3.46m x 3.41m)

#### Kitchen

Guest Room 1: 18'3 x 11'5 (5.57m x 3.48m)

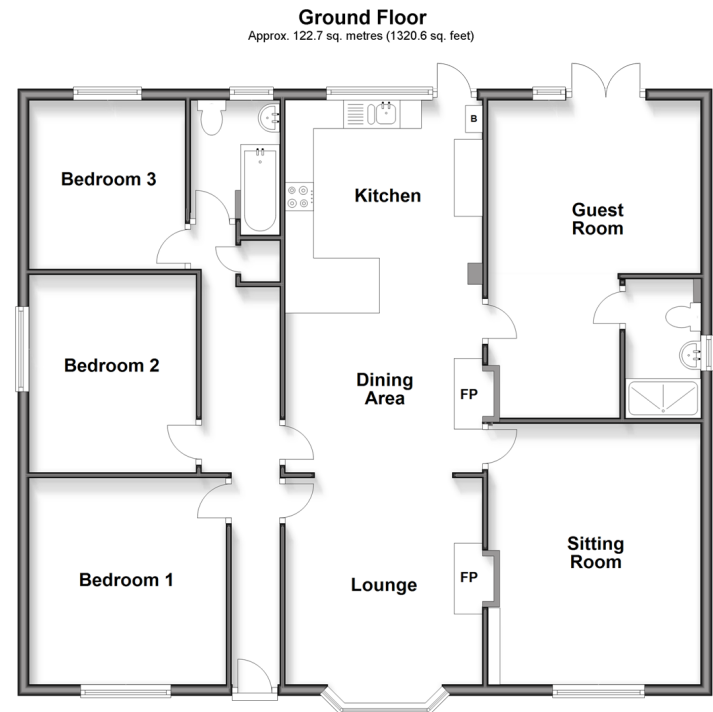
#### En-Suite Shower Room

Sitting Room : 15'4 x 11'9 (4.68m x 3.58m)

### OUTSIDE

Off Road Parking

Front and Rear Gardens



**Call Ramsgate - 01843 580314 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details  
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale