



**121 South Eastern Road, Ramsgate, CT11 9QD**

**Realistic offers considered £65,000**

LAND FOR SALE - (STP) and on a BASIS THAT ONCE YOU HAVE GOT THE PLANNING APPROVAL YOU CAN COMPLETE ON THE PURCHASE. This ripe piece of land is currently 2 garages on a large plot and STP the site could be developed into a property for anyone looking to build their own home or a developer looking to build there own property for re selling or renting out. If you would like to view the site please call LOVETTS OF RAMSGATE TODAY ON 01843 570305.





| Energy Efficiency Rating                    |   | Current                 | Potential |
|---------------------------------------------|---|-------------------------|-----------|
| Very energy efficient - lower running costs |   |                         |           |
| 105-120                                     | A |                         |           |
| 81-104                                      | B |                         |           |
| 65-80                                       | C |                         |           |
| 50-64                                       | D |                         |           |
| 35-49                                       | E |                         |           |
| 21-34                                       | F |                         |           |
| 1-20                                        | G |                         |           |
| Not energy efficient - higher running costs |   |                         |           |
| England & Wales                             |   | EU Directive 2002/91/EC |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |   | Current                 | Potential |
|-----------------------------------------------------------------|---|-------------------------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions |   |                         |           |
| 10-45                                                           | A |                         |           |
| 46-95                                                           | B |                         |           |
| 96-145                                                          | C |                         |           |
| 146-195                                                         | D |                         |           |
| 196-245                                                         | E |                         |           |
| 246-295                                                         | F |                         |           |
| 296-345                                                         | G |                         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |   |                         |           |
| England & Wales                                                 |   | EU Directive 2002/91/EC |           |