



GUILDCREST ESTATES



## Apartment 8 2 Kingsbury Avenue Manston, Ramsgate, CT12 5NG £1,200 Per month

Welcome to this exquisite two bedroom first floor apartment located at 2 Kingsbury Avenue in the charming area of Manston, Ramsgate. Spanning an impressive 793 square feet, this purpose-built residence offers a perfect blend of modern living and convenience, making it an ideal choice for those seeking a comfortable rental.

As you enter the apartment, you are greeted by a welcoming hallway that features ample storage space, including washer/dryer. The layout flows seamlessly into a well-appointed bathroom, which boasts modern white sanitary ware, a stylish vanity unit, and a heated towel rail, ensuring both functionality and elegance. The apartment comprises two spacious bedrooms, providing a tranquil retreat for rest and relaxation.

The heart of the home is undoubtedly the open-plan kitchen, dining area, and lounge, which is bathed in natural light thanks to the glass doors that lead out to a private balcony. This outdoor space is perfect for enjoying a morning coffee or unwinding after a long day. The kitchen is equipped with integrated appliances, making it a delight for any culinary enthusiast.

Throughout the apartment, you will find plush carpets and high-quality flooring that add a touch of luxury to the living spaces. The oak internal doors further enhance the contemporary feel of the property.

Additionally, the apartment comes with allocated parking for one vehicle, a valuable feature in this desirable location. Situated close to local amenities, this property offers both comfort and convenience, making it a wonderful place to call

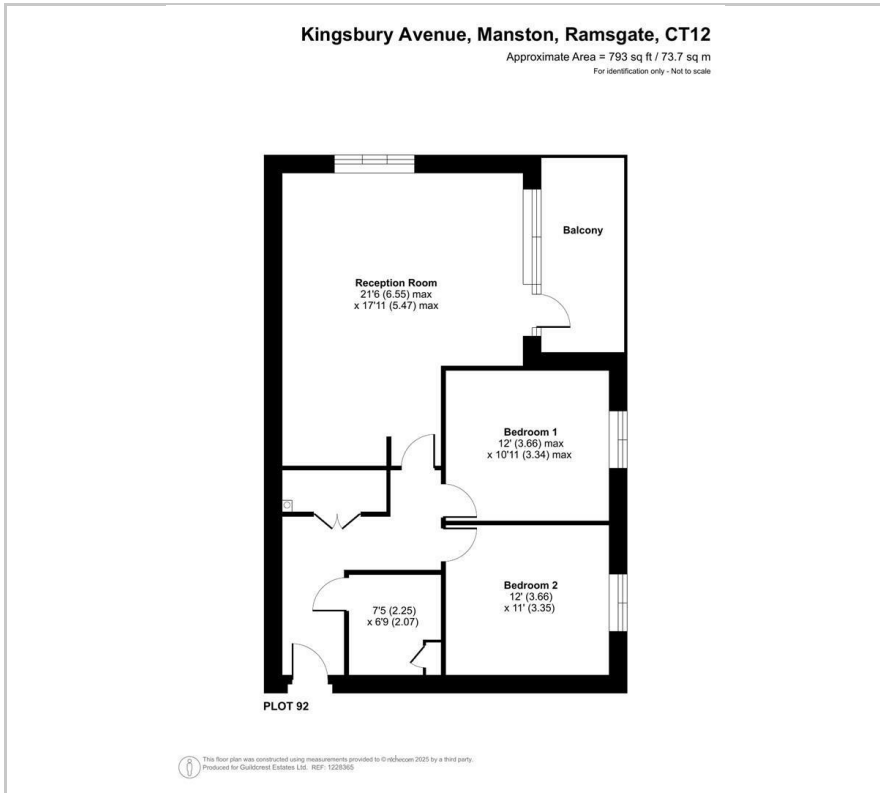
- FIRST FLOOR APARTMENT
- ALLOCATED PARKING BAY
- 2 DOUBLE BEDROOMS
- INTEGRATED APPLIANCES
- FULLY FITTED KITCHEN
- FULLY FITTED BATHROOM
- PRIVATE BALCONY

### Viewing

Please contact our Manston Office on 01843 272 200 if you wish to arrange a viewing appointment for this property or require further information.



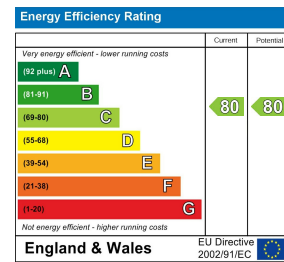
# Floor Plan



# Area Map



# Energy Efficiency Graph



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.