



**Guide Price**  
**£180,000**

**Freehold**

2x  1x  1x 

**Margate Road,  
Ramsgate, Kent, CT11**

*Wards*  
Helping you move forwards



## Main features

- Well presented throughout
- Sunny, decked, split level rear garden
- Fantastic opportunity for first time buyers
- Great location next to local shops and Ramsgate train station
- Great Storage available throughout

## Accommodation

### GROUND FLOOR

Lounge/Diner: 24'9 x 13'0 (7.55m x 3.97m)

Kitchen: 9'11 x 6'8 (3.02m x 2.03m)

### FIRST FLOOR

Bathroom: 9'1 x 6'8 (2.77m x 2.03m)

Bedroom 2: 11'2 x 8'5 (3.41m x 2.57m)

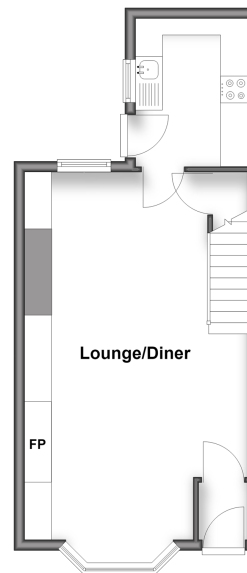
Bedroom 1: 12'4 x 10'8 (3.76m x 3.25m)

### OUTSIDE

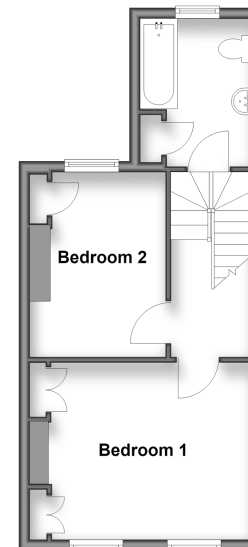
Front Garden

Rear Garden

**Ground Floor**  
Approx. 34.6 sq. metres (372.8 sq. feet)



**First Floor**  
Approx. 34.4 sq. metres (370.1 sq. feet)



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

■ If buying to rent, please check if Local Authority licensing schemes apply before proceeding



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