



TMS

ESTATE AGENTS



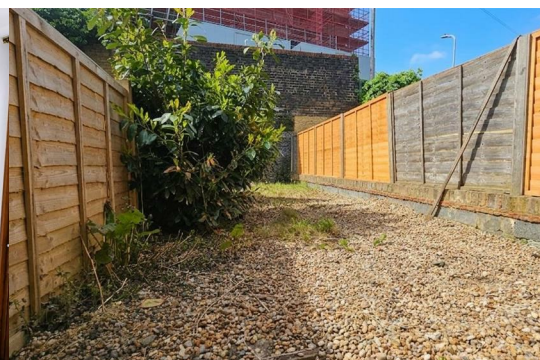
95 King Street, Ramsgate, CT11 8NZ

£750 Per Month



- AVAILABLE IMMEDIATELY
- 2 DOUBLE BEDROOMS
- HIGH STREET LOCATION
- CLOSE TO RAMSGATE MAINLINE STATION
- COUNCIL TAX BAND - A

- GROUND FLOOR GARDEN APARTMENT
- PRIVATE GARDEN
- CLOSE TO ALL AMENITIES
- CLOSE TO RAMSGATE ROYAL HARBOUR
- EPC - E



AVAILABLE IMMEDIATELY ~ 2 BEDROOM GARDEN FLAT ~ CENTRAL RAMSGATE ~ LONG TERM LET

TMS Estate Agents is delighted to present this charming two bedroom ground-floor garden flat on King Street, Ramsgate.

The property enjoys two double bedrooms, while the bathroom includes a shower over the bath, WC, and basin. The lounge leads to the deceptively roomy kitchen with a freestanding electric oven, fridge freezer and a washing machine. The kitchen opens out onto a private rear garden measuring approximately 45ft - perfect for enjoying the outdoors

Located just a short walk from the UK's only Royal Harbour, sandy Ramsgate beach, and an array of local cafés, shops, and seaside attractions, this property blends convenience with coastal charm. The Loop bus stop is also just steps away, providing excellent links across Thanet.

Ramsgate's mainline station is just a short distance away and offers fast links direct to London St Pancras.

The Royal Harbour has many restaurants, cafe's and bars emerge alongside quirky independent retail outlets, some utilising the arches on the quayside.

Council Tax Band = A / EPC = E / Deposit £865.35 / Holding Deposit £173.07
<https://checker.ofcom.org/> for broadband and phone coverage.

APPLICANTS WILL BE REQUIRED TO SHOW A MINIMUM TOTAL INCOME OF £22,500 PER ANNUM FOR SUFFICIENT AFFORDABILITY FOR THIS PROPERTY. IF A WORKING GUARANTOR IS REQUIRED THEY WILL NEED AN INCOME OF £27,000 PER ANNUM TO MEET AFFORDABILITY.

Call TMS ESTATE AGENTS today to book your accompanied viewing

COMMUNAL ENTRANCE

APARTMENT

ENTRANCE PORCH

ENTRANCE HALL

LOUNGE 11'8" x 10'0" (3.58 x 3.07)

KITCHEN 9'7" x 8'0" (2.93 x 2.46)

BEDROOM 11'8" x 6'11" (3.58 x 2.11)

BEDROOM 9'3" x 8'11" (2.82 x 2.74)

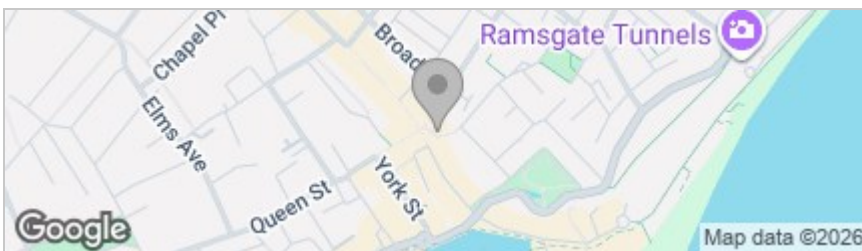
BATHROOM 6'6" x 5'5" (2.0 x 1.67)

EXTERNAL

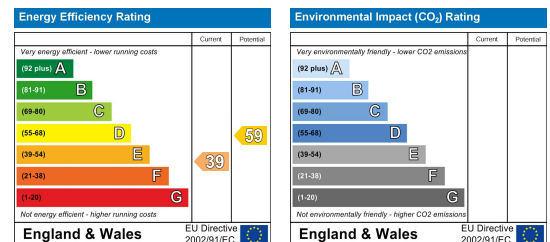
REAR GARDEN



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.