



Guide Price
£500,000

Freehold

4x  2x  2x 

**Avebury Avenue,
Ramsgate, Kent, CT11**

OVER 60?

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

Wards
Helping you move forwards



Main features

- **Fantastic quiet cul-de-sac location**
- **Close to shops, park and local schools - ideal for families**
- **Beautiful and generous size rear garden**
- **Chain free, available to move straight into**
- **Generous living accommodation throughout**

Accommodation

GROUND FLOOR

Porch

Entrance Hall

Lounge: 15'4 x 11'4 (4.68m x 3.46m)

Family Room: 12'1 x 9'9 (3.69m x 2.97m)

Kitchen/Diner: 24'3 x 9'3 (7.40m x 2.82m)

Utility Room: 6'3 x 4'9 (1.91m x 1.45m)

Shower Room: 5'8 x 4'9 (1.73m x 1.45m)

Kitchen Store: 8'7 x 8'2 (2.62m x 2.49m)

FIRST FLOOR

Landing

Bedroom 4/Study: 12'1 into fitted wardrobes x 4'9 (3.69m x 1.45m)

Bathroom: 8'2 x 6'4 (2.49m x 1.93m)

Bedroom 3: 12'2 x 9'9 (3.71m x 2.97m)

Bedroom 1: 16'0 x 11'4 (4.88m x 3.46m)

Bedroom 2: 12'9 x 12'8 (3.89m x 3.86m)

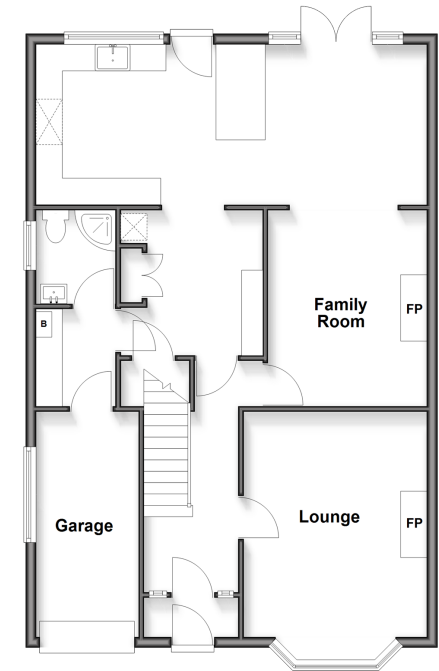
OUTSIDE

Garage & Off-Road Parking

Front & Rear Gardens

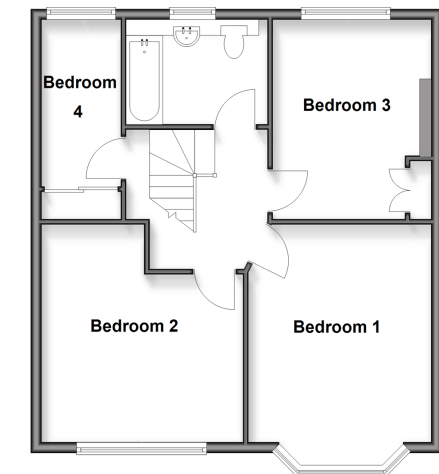
Ground Floor

Approx. 83.3 sq. metres (896.3 sq. feet)



First Floor

Approx. 59.6 sq. metres (641.4 sq. feet)



Call Ramsgate - 01843 580314 ■ wardsofkennt.co.uk

- If buying to rent, please check if Local Authority licensing schemes apply before proceeding
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



11433788/20260609/ATN/NF