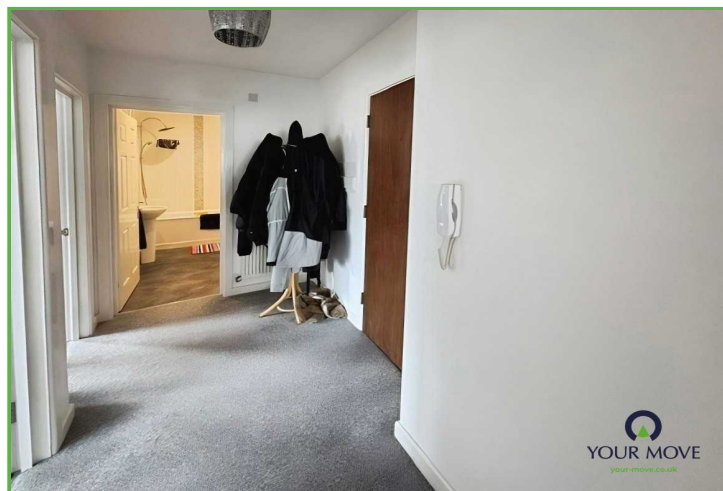
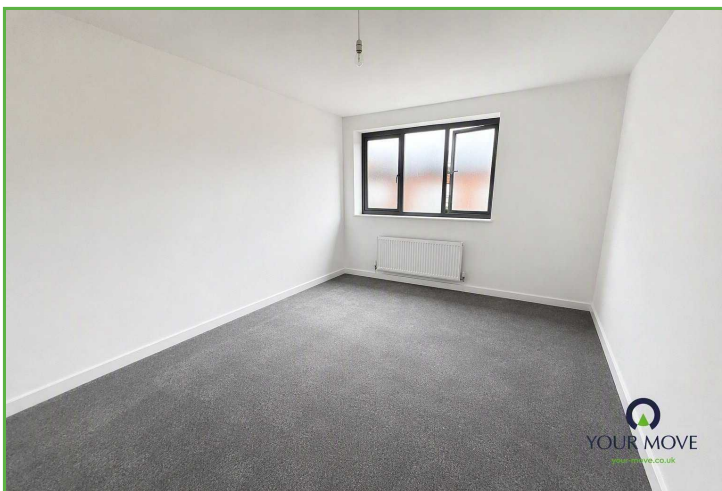
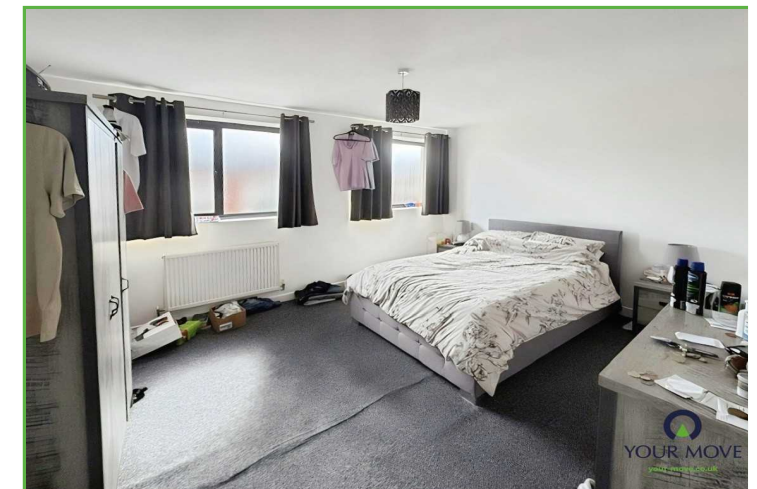
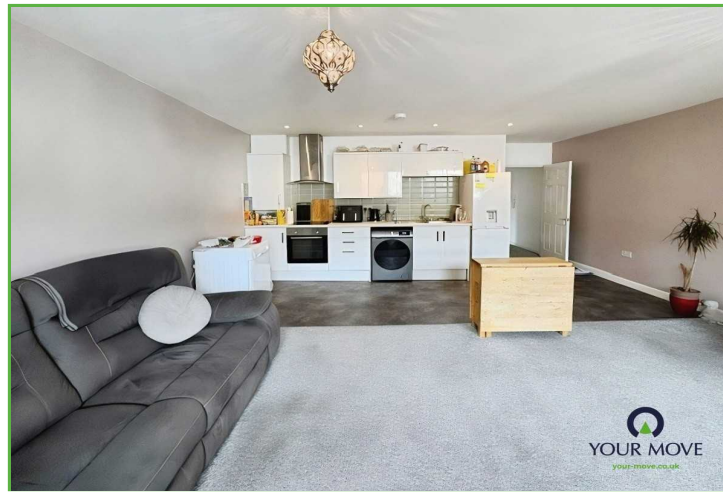
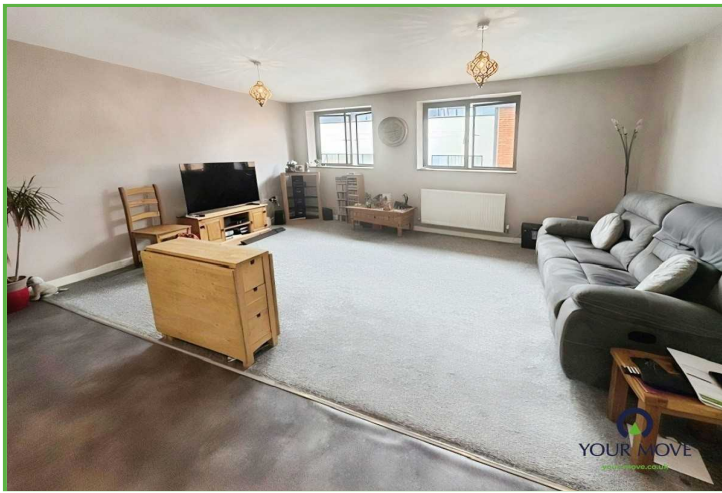




Flat 11, Archway Road, Ramsgate,
Kent, CT11

Asking Price: £160,000

Tenure: Leasehold

 **YOUR MOVE**

your-move.co.uk

Archway Road, Ramsgate, Kent, CT11
Asking Price: £160,000 Tenure: Leasehold

Council Tax Band: A
EPC Rating: TBC
Local Authority: Thanet District Council

Other important information which you will need to know about this property can be found at your-move.co.uk

Spacious two bedroom flat in the heart of Ramsgate town centre, a short walk from the town centre, and seafront with sandy beaches and many cafes and bars overlooking the Royal Harbour. The flat has a great size lounge / kitchen, two large double bedrooms and a spacious bathroom, and has 118 years remaining on the lease. An ideal first time buy or holiday home.

Description

A spacious two-bedroom second floor apartment offering approximately 767 sq ft of well-proportioned accommodation, ideally situated within the popular Archway House development in Ramsgate.

The property is centred around a generous open-plan kitchen/living area measuring over 18ft by 17ft, providing an excellent space for both everyday living and entertaining. The contemporary kitchen is fitted along one wall, maximising the available living space and creating a bright, sociable environment.

There are two substantial double bedrooms, with Bedroom One measuring approximately 14'1 x 12'5 and Bedroom Two approximately 12'7 x 10'4, offering ample space for bedroom furniture or home working arrangements.

Completing the accommodation is a well-appointed family bathroom fitted with a bath, wash basin and WC, together with a welcoming entrance hall providing access to all principal rooms. Residents also have the use of a roof terrace.

The apartment would make an excellent first-time purchase, buy-to-let investment or

seaside home, benefiting from spacious accommodation and a convenient position within easy reach of Ramsgate's town centre, Royal Harbour, railway station and local amenities.

Location

Archway Road is situated right in the heart of Ramsgate town centre, conveniently positioned for access to a range of local amenities. The area is particularly popular with families and commuters thanks to its proximity to highly regarded schools, local shopping facilities and excellent transport links.

Residents benefit from easy access to Ramsgate town centre and the picturesque Royal Harbour, offering an array of cafés, restaurants, bars and waterfront attractions within a short walk. Westwood Cross Shopping Centre, with its extensive selection of retail, leisure and dining facilities, is also within easy reach.

For those commuting further afield, Ramsgate railway station is conveniently accessible, providing high-speed services to London St Pancras, whilst the nearby A299 Thanet Way offers road connections to Canterbury and beyond.

The area is well served by parks, leisure facilities and coastal walks, with Ramsgate's sandy beaches and neighbouring Broadstairs' renowned coastline just a short drive away, making Archway Road an attractive location for those seeking both convenience and a coastal lifestyle.

Stairs to second floor

Hallway

Lounge / kitchen
18'2" x 17'2" (5.54m x 5.23m)

Bedroom 1
14'1" x 12'5" (4.3m x 3.78m)

Bedroom 2
12'7" x 10'4" (3.84m x 3.15m)

Bathroom
9'9" x 6'3" (2.97m x 1.9m)

Tenure

We have been advised by the vendor that there are 118 years remaining on the lease, and ground rent and maintenance are TBC as a new management company has just been appointed.

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All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

For full EPC please contact the branch.

