



Property brochure

	SION HILL
R	AMSGATE
K	ENT
	T11 9HZ
P	Price: £369,500
	2 Bedrooms
	1 Receptions
	2 Bathrooms
	No chair
	EPC C
	enure LEASEHOLD
	ouncil Tax A





www.oakwoodhomes.biz

Ø

Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD











The Property

Chain free ground floor apartment with direct harbour views! This 2/3 bedroom ground floor apartment is right on the seafront in Ramsgate with amazing views and being short walk from the town centre, the station with the high speed link to London and many cafes and bars overlooking the harbour & sandy beaches. The apartment has been well maintained, and would make an ideal second home/holiday home. There is an open plan lounge/kitchen to the front, with a further two double bedrooms and bathroom at the rear as well as an additional room which could be the 3rd bedroom or dressing room depending on your requirements. There is also a bathroom on this floor, as well as a lower ground floor utility room and shower room. The lease is 125 years from 2003, annual maintenance is £2000 which includes the ground rent which there are no plans to increase. Call to arrange your viewing!

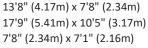
Location

Sion Hill is right on the seafront in Ramgate overlooking the Royal Harbour, and within walking distance of Waitrose, the town centre, and the seafront with many cafes and bars and the sandy beach. Ramsgate station with the high speed link to London is a short walk away.

Accommodation

GROUND FLOOR: Lounge / kitchen: 24' Bathroom Bedroom: 13' Bedroom: 17' Box Room: 7'8' LOWER GROUND FLOOR: Utility & shower room

24'6" (7.47m) x 17'10"













Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD

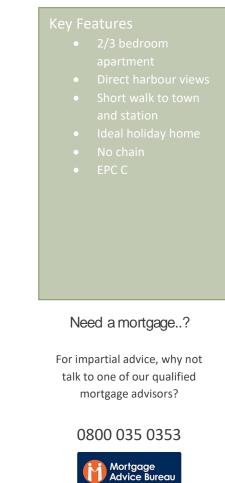


Basement





Property brochure



² Copyright Oakwood homes - Not to be reproduced or copied without permission. All rights reserved. Plan produced using PlanUp.

Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. RAM0021782/



01843 590900

www.oakwoodhomes.biz

Sales | Lettings | Property Management | Land Acquisition | Development Consultancy | New Homes | Mortgages | Conveyancing

Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD