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Property brochure



ARKLOW SQUARE
RAMSGATE
KENT
CT11 8PS

Price: Offers over £500,000

8 Bedrooms

3 Receptions

2 Bathrooms

EPC C

Tenure FREEHOLD
Council Tax A



ramsgate@oakwoodhomes.biz



01843 590900



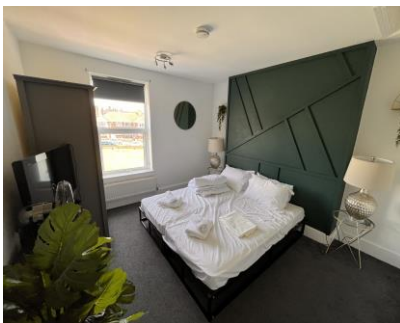
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Oakwood homes is a trading name of Oakwood homes Estate Agents Ltd whose registered office is at Stockwell House, Cecil Square, Margate, Kent CT9 1BD



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The Property

Investment opportunity! This freehold property is being sold with no onward chain and would be a great investment purchase. The property is currently arranged as two 4 bedroom flats. The lower ground and ground floors have been set up as an HMO and consist of a kitchen, lounge and large bedroom on the lower ground floor, and on the ground floor there are 3 bedrooms, two of which have en-suite shower rooms, and there is also a bathroom. This flat has access to the fenced garden from the lounge on the lower ground floor. The upper maisonette has a lounge, kitchen, bedroom and bathroom on the first floor, and 3 bedrooms on the second floor. This flat has access to a rear decked balcony from the kitchen. Parking is on road with no restrictions or permits required and the internet connection cannot be confirmed.

Location

Arklow Square is on Ramsgate's East Cliff, and from here it is a short walk to the seafront and Esplanade taking you along the cliff tops into Ramsgate, where you will find sandy beaches and the Royal Harbour with many cafes and bars close by. Ramsgate town centre and the station with the high speed link to London are also close by.

Accommodation

LOWER GROUND FLOOR:

Bedroom 1: 14'11" (4.55m) x 12'8" (3.86m)
Kitchen area: 18'10" (5.74m) x 11'7" (3.53m)
Lounge/dining area: 17'5" (5.31m) x 10'8" (3.25m)

GROUND FLOOR:

Bedroom 2 & en-suite: 14'2" (4.32m) x 15'6" (4.72m)
Bedroom 3 & en-suite: 10'8" (3.25m) x 10'6" (3.20m)
Bedroom 4: 10'3" (3.12m) x 7'3" (2.21m)

Bathroom

OUTSIDE:

Fenced garden to rear, balcony to rear of first floor

Council Tax Band for each unit is A

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FIRST FLOOR:

Kitchen: 12'4" (3.76m) x 12'3" (3.73m)
Lounge: 16'4" (4.98m) x 11'9" (3.58m)
Bedroom: 12'3" (3.73m) x 6'6" (1.98m)
Bathroom

SECOND FLOOR:

Bedroom: 13'2" (4.01m) x 11'9" (3.58m)
Bedroom: 12'3" (3.73m) x 10'9" (3.28m)
Bedroom: 10'9" (3.28m) x 9'7" (2.92m)



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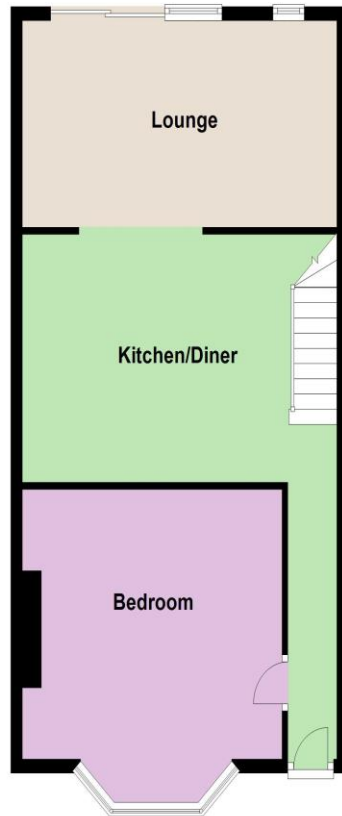
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Lower Ground Floor



Ground Floor



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Key Features

- Investment opportunity
- 8 bedroom freehold house
- Arranged as 2 x 4 bedroom flats
- Rear garden & balcony
- Close to town & seafront
- No onward chain

Need a mortgage..?

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0800 035 0353



Agent's Note: None of the appliances or services have been tested and prospective purchasers should satisfy themselves as to their condition. RAM0023400/20240416/KWDP



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