



Oakwood homes®  
putting people first

## Property brochure



RAMSGATE ROAD  
MARGATE  
KENT  
CT9 4EY

Price: £298,000

3 Bedrooms

1 Reception

1 Bathroom

1 Garage

EPC E

Tenure FREEHOLD  
Council Tax C



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[www.oakwoodhomes.biz](http://www.oakwoodhomes.biz)

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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



### The Property

FAMILY HOME CLOSE TO QEQM HOSPITAL.....This much loved family home is being bought the market chain free with vacant possession. The property has been very well looked after but could benefit from some updating throughout. Internally offering a living room, kitchen/diner and conservatory to the ground floor and 3 bedrooms plus family bathroom to the first floor. Externally there is a small front garden with drive way leading to a garage, and to the rear a well maintained south west facing garden. Other benefits including double glazing and central heating. Call Oakwood homes for more information.

### Location

Located on Ramsgate Road with local schools and shops close by as well as the QEQM hospital. Westwood Cross shopping centre is within easy reach and Margate beach and Old Town are only ½ a mile away, offering a good selection of bars and restaurants, as well as Margate mainline railway station providing high speed rail access to London and beyond.



### Accommodation

#### GROUND FLOOR

Entrance Hall

Lounge 15'3" (4.65m) x 12'6" (3.81m)

Kitchen/Diner 15'11" (4.85m) x 6'8" (2.03m)

Conservatory 11'1" (3.38m) x 7'8" (2.34m)

#### FIRST FLOOR

Bedroom 1 14'3" (4.34m) x 8'9" (2.67m) with built in wardrobes

Bedroom 2 8'8" (2.64m) x 8'3" (2.51m) with built in wardrobes

Bedroom 3 9'9" (2.97m) x 6'10" (2.08m)

Bathroom

#### EXTERIOR

Lawned front garden with driveway for at least 3 vehicles leading to garage  
South Westerly rear garden approx. 50' (15.24m) south west facing layed to lawn

Fibre broadband is supplied to the cabinet

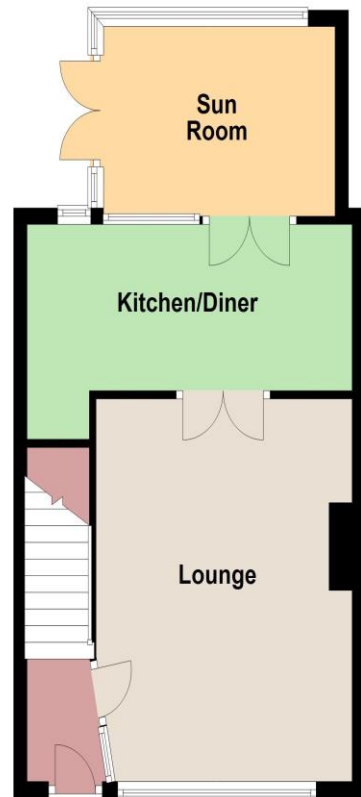




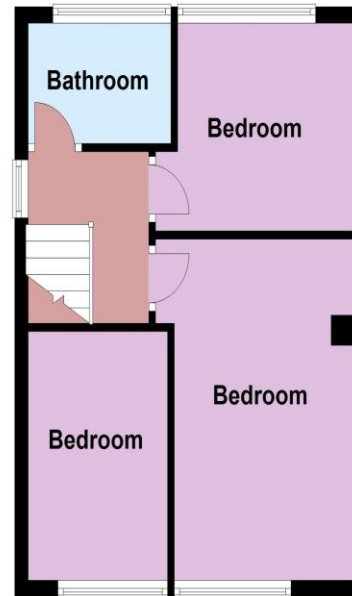


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**Ground Floor**



**First Floor**



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**Property brochure**

**Key Features**

- Close to QEQM hospital
- Semi detached family home
- 3 bedrooms
- Enclosed rear garden
- Driveway
- Garage
- Chain free
- Vacant possession

**Need a mortgage..?**

For impartial advice, why not talk to one of our qualified mortgage advisors?

**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. MAR0023462/20240604/ASDP

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