



Gwyn Road

Ramsgate | CT12 6BD



REAL ESTATE

ESTATE AGENCY : REDEFINED

Gwyn Road , Ramsgate, CT12 6BD

CR Real Estate are proud to offer for sale this beautiful three-bedroom terraced house situated in a popular residential location in Ramsgate.

Set over two floors, this is high specification home provides much more space than the average three-bedroom property in the area, and has fantastic potential for the lucky new owners.

The ground floor of the property comprises of an entrance hall, reception room with open fireplace which is currently utilised as a dining room, and an impressive kitchen which offers an abundance of storage and surface space, built-in pantries and kitchen island with integrated plug sockets and

- 3 Bedroom Terraced
- Large Extension at The Rear
- Downstairs WC
- Utility Room
- Off Road Parking
- Beautiful Interior Design
- 2 x Reception Rooms
- A Must See Property

Offers Over £300,000



Kitchen

10'3" x 19'4" x 3'4" x 4'3" (3.14 x 5.90 x 1.04 x 1.3)

Dining Room

16'11" .9'3" x 11'4" x 12'1" (5.17 .284 x 3.47 x 3.69)

Living Room

12'7" x 17'6" (3.86 x 5.34)

WC

8'9" x 4'9" (2.67 x 1.45)

Utility Room

3'7" x 4'9" (1.1 x 1.45)

Master Bedroom

11'7" x 11'4" (3.54 x 3.47)

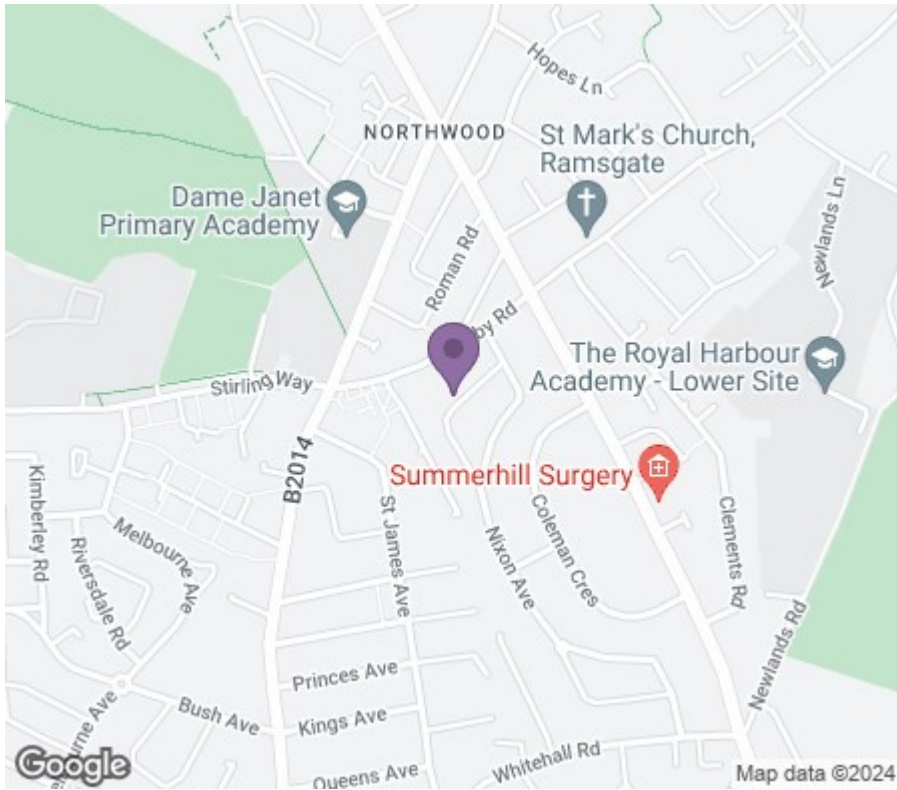
Bedroom 2

9'10" x 11'7" x 6'9" x 2'2" (3.00 x 3.54 x 2.06 x 0.67)

Bedroom 3

6'8" x 9'5" (2.05 x 2.88)





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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		



CR Real Estate endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.