



**Price**  
**£500,000**

**Freehold**

4x  1x  1x 

**The Green, Manston,  
Ramsgate, Kent, CT12**

**OVER 60?**

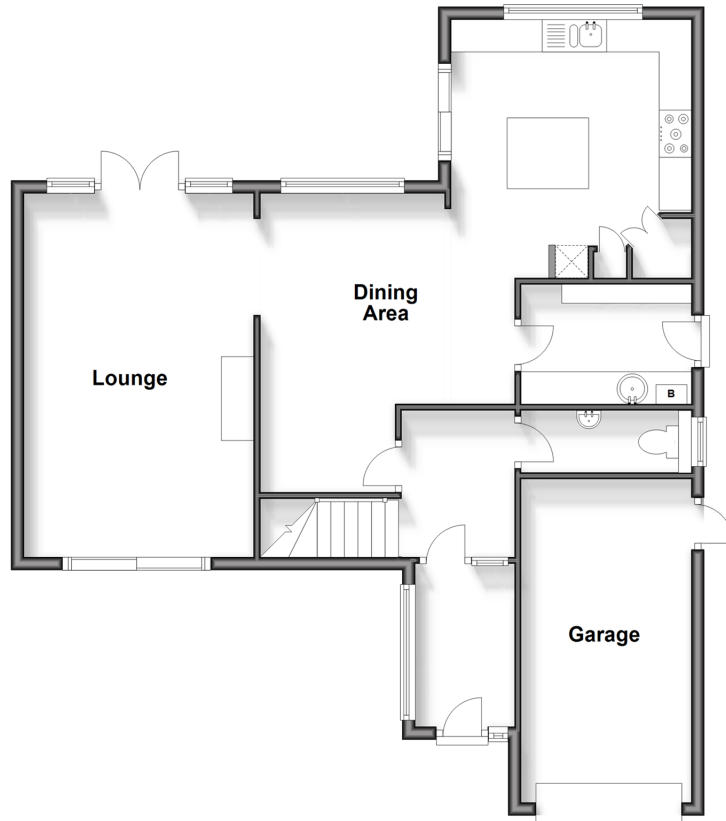
Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards



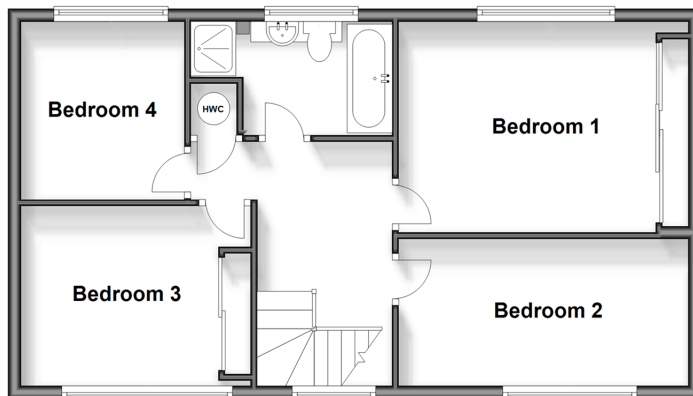
### Ground Floor

Approx. 82.5 sq. metres (888.5 sq. feet)



### First Floor

Approx. 58.2 sq. metres (626.9 sq. feet)



## Accommodation

### GROUND FLOOR

Porch

Entrance Hallway

Cloakroom

Dining Area: 15'2 x 12'9 (4.63m x 3.89m)

Lounge : 18'4 x 11'7 (5.59m x 3.53m)

Kitchen : 12'8 x 10'8 (3.86m x 3.25m)

Utility Room : 7'5 x 6'1 (2.26m x 1.86m)

### FIRST FLOOR

Landing

Bedroom 1: 11'8 x 10'6 (3.56m x 3.20m)

Bedroom 2: 13'9 x 7'5 (4.19m x 2.26m)

Bedroom 3: 11'6 x 8'8 (3.51m x 2.64m)

Bedroom 4: 9'2 x 8'2 (2.80m x 2.49m)

Bathroom

### OUTSIDE

Garden to Front & Rear

Garage & Off Road Parking



## Main features

- Being sold with no onward chain
- Off road parking for multiple cars
- Located in the rural Kentish village of Manston, ideal for countryside walks and peaceful living
- Immaculate modern kitchen and handy utility room
- The garden is perfect for a keen gardener with well kept lawn area and separate patio area



### Nearest Schools

Primary Schools: St Laurence in Thanet C of E Junior School 1.6 miles, Chilton Primary 2.1 miles  
Secondary Schools: The Royal Harbour Academy 1.6 miles, Clarendon & Chatham House Grammar School 2.1 miles



### Transport Information

Train Stations: Ramsgate 2.2 miles, Broadstairs 2.9 miles, Dumpton Park 3.4 miles



### Address

The Green, Manston, Ramsgate, Kent, CT12



### Directions

For directions to this property please contact us.





Call Ramsgate Branch 01843 580314 ■ [wardsofkent.co.uk](https://wardsofkent.co.uk)



- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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