



**OVER 60?**

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

**Price**  
**£220,000**

**Freehold**

2x  1x  1x 

**School Lane, Ramsgate,  
Kent, CT11**

*Wards*  
Helping you move forwards





## Main features

- Ideal first time buy or investment opportunity
- Ready to move straight into
- Private rear courtyard garden
- Close to Ramsgate beach with its golden sands, ideal location for a holiday home
- Situated in close proximity to the Ramsgate town

## Accommodation

### GROUND FLOOR

Entrance Hallway

Cloakroom : 6'4 x 2'6 (1.93m x 0.76m)

Lounge/Kitchen/Diner: 19'3 (5.87m) x 13'9 (4.19m) narrowing to 7'0 (2.14m)

### FIRST FLOOR

Landing

Bedroom 1 : 10'1 x 6'10 (3.08m x 2.08m)

Bedroom 2 : 9'4 x 6'9 (2.85m x 2.06m)

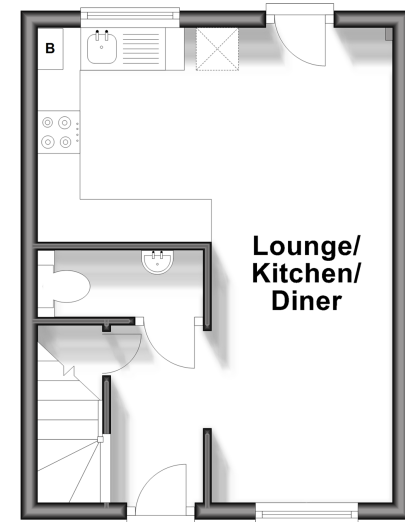
Bathroom : 6'5 x 5'7 (1.96m x 1.70m)

### OUTSIDE

Courtyard Garden to Rear

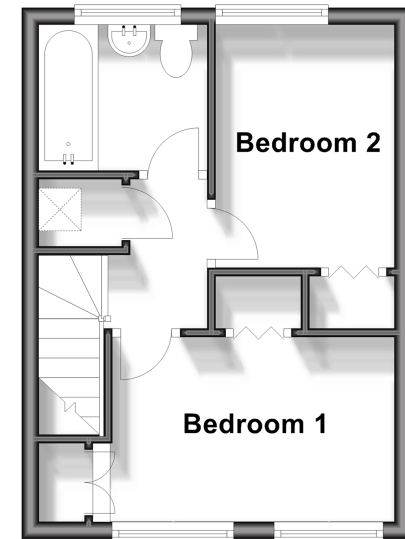
## Ground Floor

Approx. 23.3 sq. metres (251.3 sq. feet)



## First Floor

Approx. 24.4 sq. metres (263.1 sq. feet)



**Call Ramsgate - 01843 580314 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)**

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

