



Arundel Road, Cliffsend, Ramsgate, Kent, CT12 5DZ

finns.co.uk

Arundel Road

Cliffsend, Ramsgate, CT12 5DZ

Offers Over £350,000

Freehold

Located on a quiet no-through road in the desirable coastal village of Cliffsend, this rarely available detached bungalow is being offered chain free and has been recently redecorated throughout, presenting a bright and welcoming home in excellent condition. The property combines well-proportioned accommodation with tall ceilings, characterful features and modern comforts, including a fully double glazed interior and a modern central heating system, offering an ideal opportunity for purchasers seeking a comfortable, move-in ready home with potential to extend or alter, subject to planning permission.

The accommodation begins with a central porch leading into a hallway that provides access to two double bedrooms at the front of the property, both enjoying bay windows that flood the rooms with natural light. The extended living room offers a spacious and versatile reception area, while the kitchen diner is fitted with a modern range of units, providing a practical and stylish space for cooking and entertaining. The four-piece family bathroom, including a walk-in shower, completes the internal layout and is presented in good order.

Externally, the bungalow benefits from a generous wrap-around garden, laid mainly to lawn and enjoying a sunny, private aspect, ideal for outdoor entertaining and family activities. A single detached garage and off-street parking for multiple vehicles add further practicality and convenience. Situated within easy reach of local amenities, coastal walks and transport links, this home provides a rare combination of space, style and location, appealing to families, downsizers and those looking for a versatile property in a sought-after village setting.



The accommodation is as follows:
(NB: all measurements are an approximate guide only).

Ground Floor

Porch	
Hall	3.04 x 3.76
Bedroom 1	3.67 x 3.95
Bedroom 2	2.58 x 4.11
Living Room	3.46 x 6.78
Kitchen/ Dining Room	3.37 x 5.64
Bathroom	

External

Garage	2.83 x 5.53
--------	-------------



Services: (Mains) Water, Gas, Electricity & Drainage.

Council Tax: Band C (Thanet District Council)

Energy Rating: Current 64 | D. Potential 84 | B.

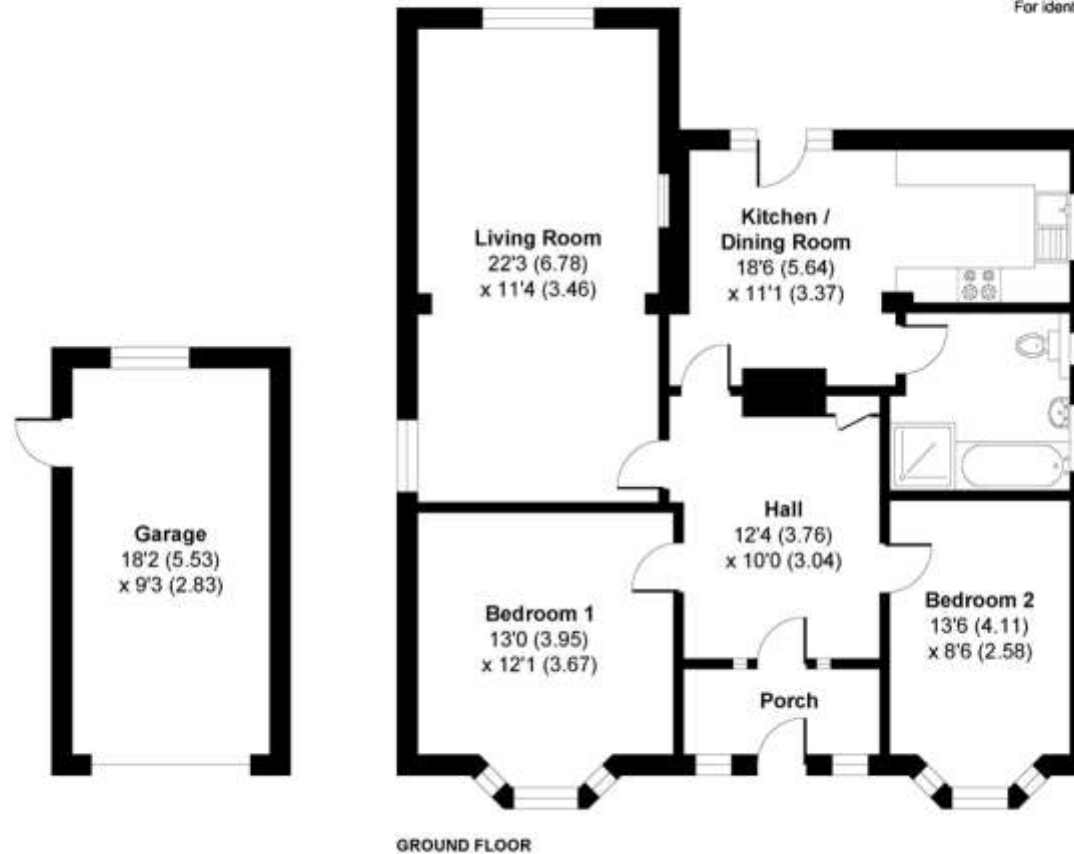
Viewing by appointment only: Finn's Sandwich
Tel: 01304 612 147 | Email: sandwich@finns.co.uk





Arundel Road, Cliffsend

Approximate Gross Internal Area = 88.31 sq m / 950.56 sq ft
Garage = 15.65 sq m / 168.45 sq ft
Total = 103.96 sq m / 1119.01 sq ft
For identification only - Not to scale



Agent's Note: Wherever appliances or services, fixtures or fittings have been mentioned in these particulars they have not been tested by us. Measurements should not be relied upon. Unless specifically referred to above all fitted carpets, curtains, fixtures and fittings and garden outbuildings and ornaments are excluded from the sale. None of the statements in these particulars are to be relied upon as statements or representations of fact. Photographs are for guidance only and do not imply items shown are included in the sale – some aspects may have changed since they were taken. No person in the employment of Finn's has authority to make or give any representation or warranty in relation to this property.

FINN'S CANTERBURY
82 Castle Street
Canterbury
Kent CT1 2QD
Sales: 01227 454111
Lettings: 01227 452111

FINN'S SANDWICH
2 Market Street
Sandwich
Kent CT13 9DA
Sales: 01304 612147
Lettings: 01304 614471

FINN'S ST NICHOLAS AT WADE
The Packhouse
Wantsum Way
St Nicholas at Wade
Kent CT7 0NE
Tel: 01843 848230



since 1865