



GUILDCREST ESTATES



9 Nicholas Drive, Cliffsend, Ramsgate CT12 5JS



2



1



1



GUILDCREST ESTATES

Nicholas Drive, Cliffsend,
Ramsgate CT12 5JS

£325,000

Located in the peaceful Village setting of Cliffsend, this charming semi-detached bungalow offers a fantastic opportunity to create a truly special home. Positioned within a quiet horseshoe road, the property provides a sense of privacy and tranquillity that is increasingly hard to find.

Inside, the bungalow features a generous lounge, ideal for both relaxing and entertaining guests, alongside a well-appointed kitchen with space for a dining table. There are two double bedrooms and a shower room, offering comfortable accommodation for family and guests.

One of the standout features of this home is its scope for enhancement. With potential to extend (subject to the necessary planning permissions), it presents an exciting opportunity for buyers to tailor the space to their own tastes and needs.

The location is equally appealing. Just a short distance away lies the stunning Pegwell Bay, perfect for scenic walks and enjoying the natural beauty of the coastline. For commuters, Thanet Parkway railway station offers fast and convenient links to London, making this an excellent choice for those balancing coastal living with city access.





Externally, the property continues to impress with a pretty front garden and a sunny rear garden, which provides a wonderful space for outdoor relaxation, dining, or gardening. A detached garage adds further practicality, offering additional storage or secure parking.

This delightful bungalow is more than just a home—it's a blank canvas full of potential, ready for its next chapter.



GUILDCREST ESTATES

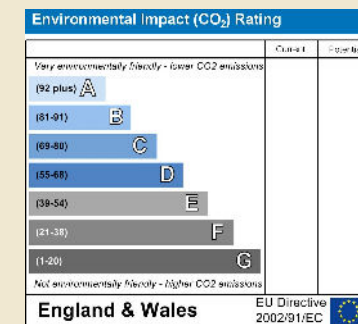
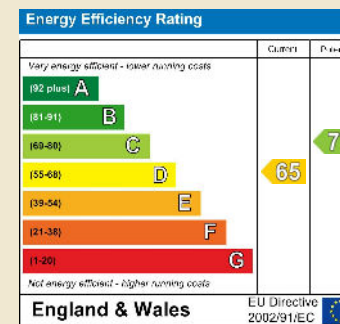
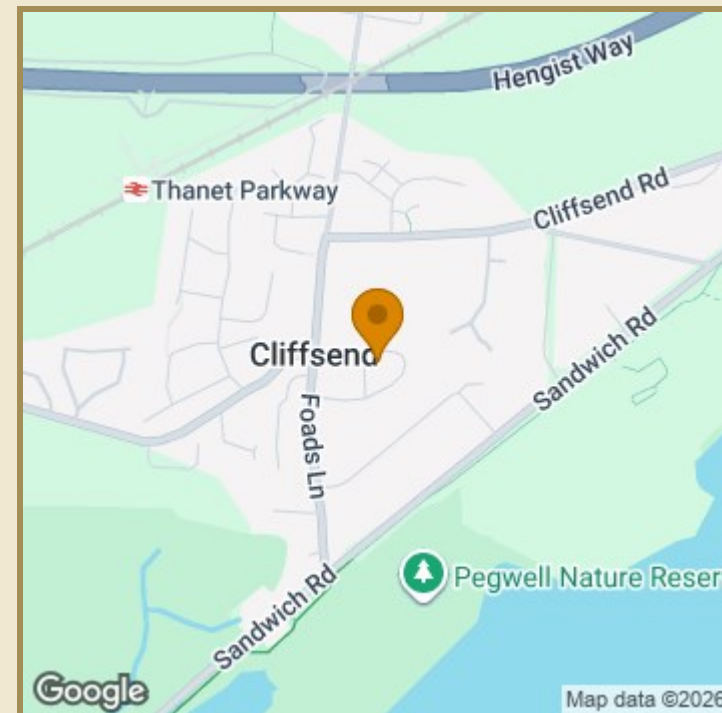
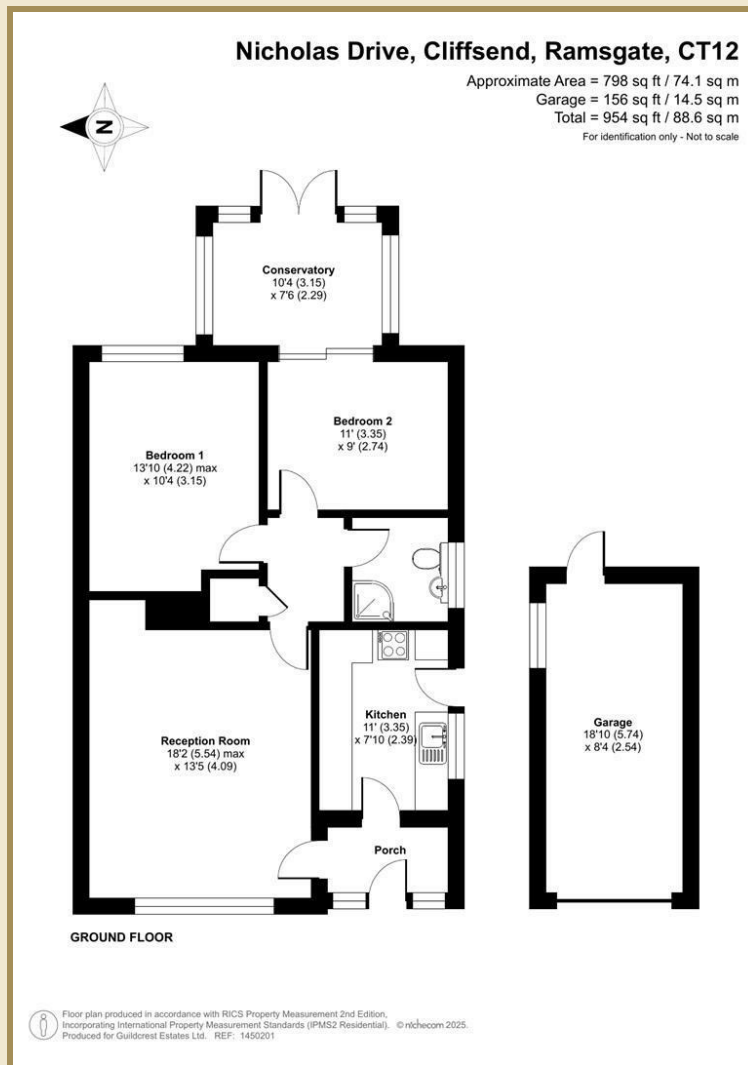
Key Features

- Semi detached bungalow situated in the peaceful village of Cliffsend
- Close to the picturesque Pegwell Bay
- Generous lounge and well-appointed kitchen
- Two double bedrooms and a shower room
- Potential to extend (subject to planning permission)
- Thanet Parkway railway station close by offering fast links to London
- Sunny rear garden, perfect for outdoor relaxation or entertaining
- Detached garage providing additional storage or secure parking

Important Information

Freehold
 Bungalow - Semi Detached
 954.00 sq ft
 Council Tax Band C
 EPC Rating D

£325,000



01843 272200 www.guilcrestestates.co.uk

1 The Laurels, Manston Business Park, Ramsgate, Kent CT12 5NQ



Guildcrest Estates Ltd. Registered Office 1 Percy Road, Broadstairs, Kent CT10 3LB Company Number: 13136084 Registered in England & Wales | VAT Number: 374 4288 71

Disclaimer These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.