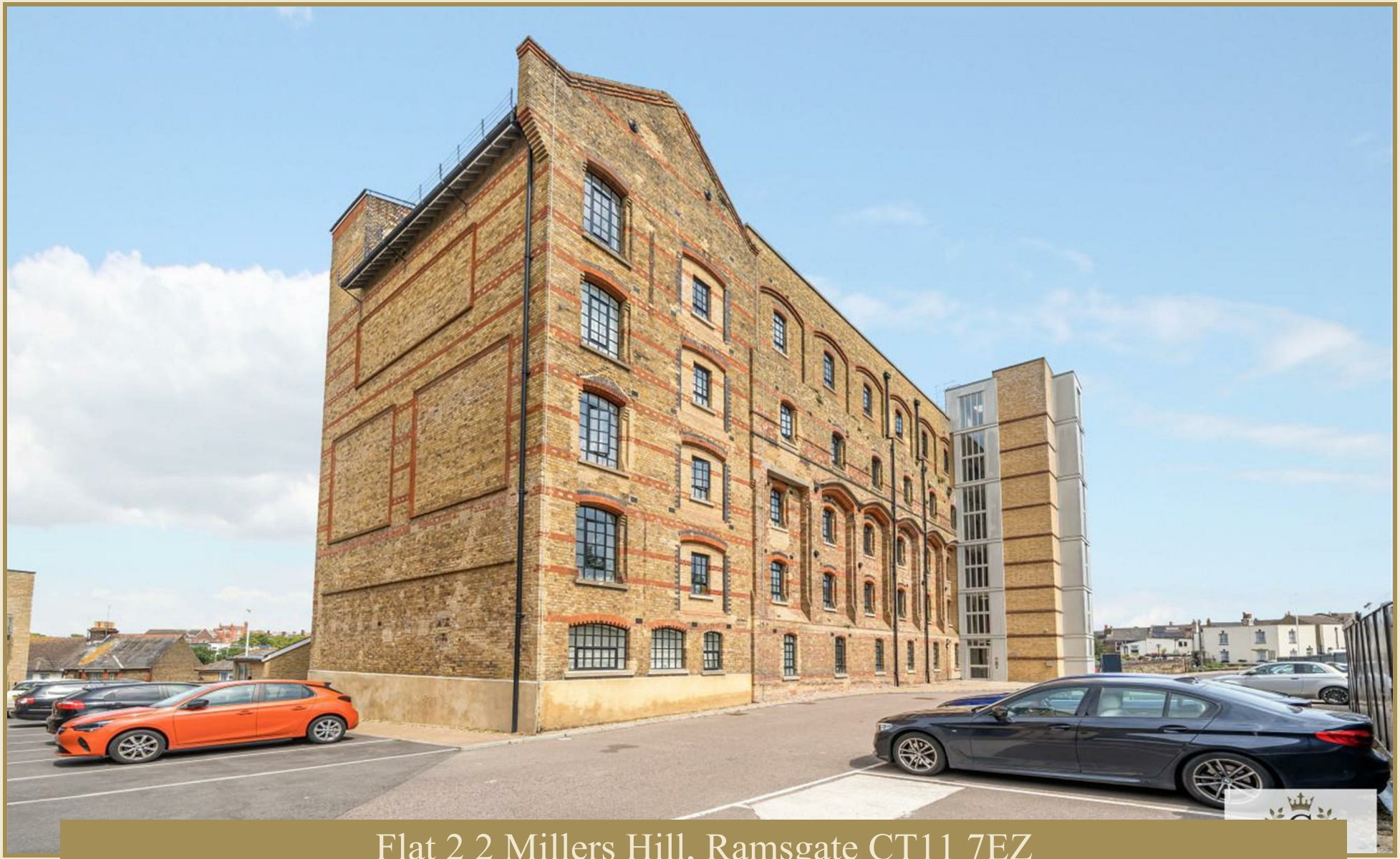
GUILDCREST ESTATES



Flat 2 2 Millers Hill, Ramsgate CT11 7EZ

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GUILDCREST ESTATES

2 Millers Hill, Ramsgate CT11 7EZ

£245,000

Located in the vibrant heart of Ramsgate, this exceptional luxury apartment forms part of the original converted building within the highly sought-after and prestigious Bread Factory development. Beautifully presented throughout, it offers an outstanding blend of contemporary style, generous living space and everyday convenience.

Extending to 956 sq ft, the apartment features a bright and spacious open-plan living, dining and kitchen area, creating the perfect setting for both relaxing and entertaining. The stylish kitchen is fitted with a range of integrated appliances, combining practicality with sleek modern design.

There are two generously proportioned double bedrooms, both benefiting from fitted wardrobes. The principal bedroom enjoys the luxury of a contemporary en-suite shower room, while the second bedroom is served by an elegant Jack-and-Jill bathroom, offering flexibility for guests or family members.

Designed with modern living in mind, the apartment benefits from a secure entry intercom system, lift access and an allocated parking space—an invaluable feature in such a central location.

Ideally positioned within walking distance of

















Ramsgate's mainline railway station, offering high-speed services to London, the property is also moments from an excellent selection of shops, cafés, restaurants and the picturesque Royal Harbour, allowing residents to enjoy everything this thriving coastal town has to offer.

Whether you're a first-time buyer, downsizer, professional or investor, this impressive apartment represents a fantastic opportunity to acquire a stylish home within one of Ramsgate's most desirable developments.

Service Charge £2,760 per annum
Ground Rent £300 per annum
Council Tax B
Water, electric, sewer mains
Fixed wireless broadband



GUILDCREST ESTATES

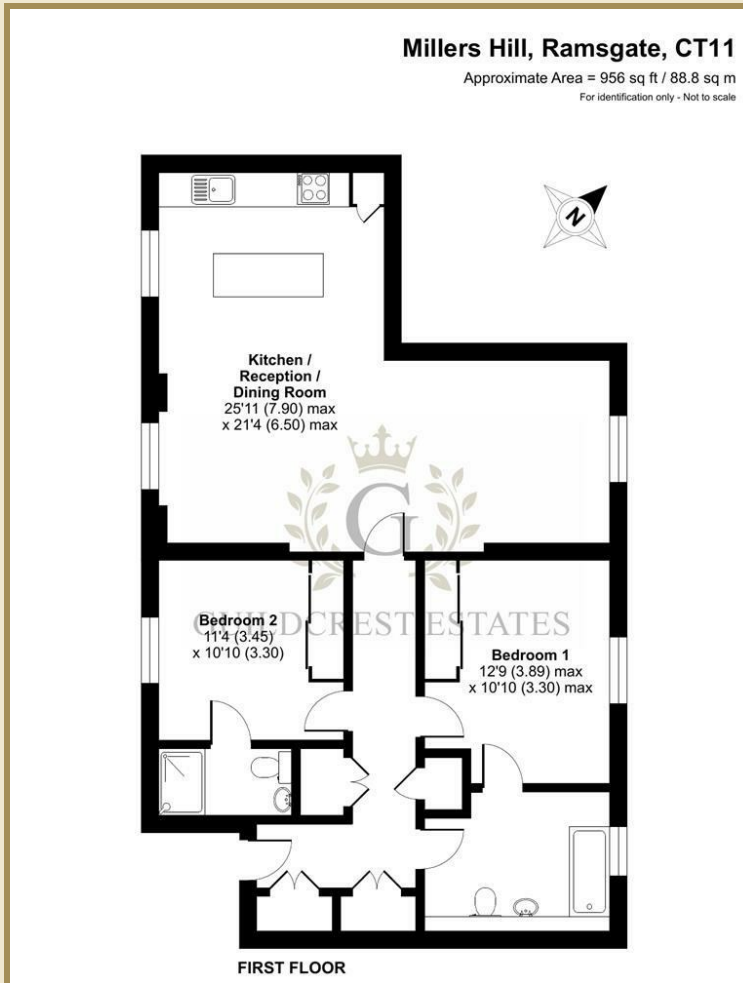
Key Features

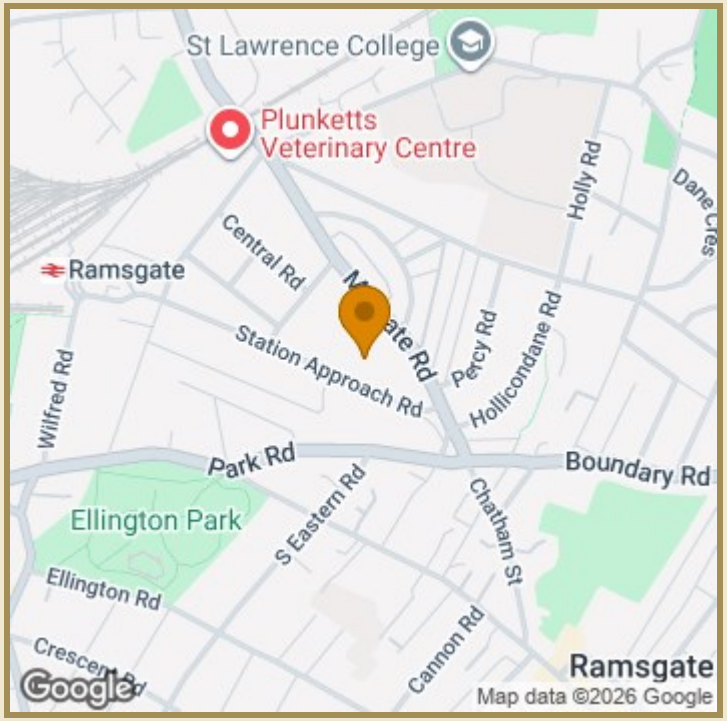
- Luxury third-floor apartment located in the vibrant heart of Ramsgate
- Bright and spacious open-plan lounge and kitchen with integrated appliances
- Two generous double bedrooms with fitted wardrobes
- En-suite shower and jack-and-jill bathroom
- Intercom system, lift to all floors and allocated parking
- Original building within the prestigious Bread Factory

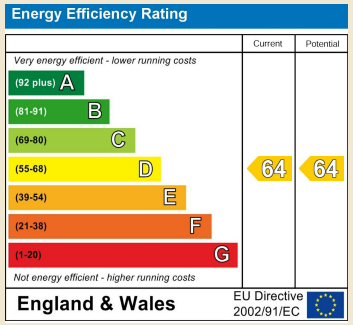
Important Information

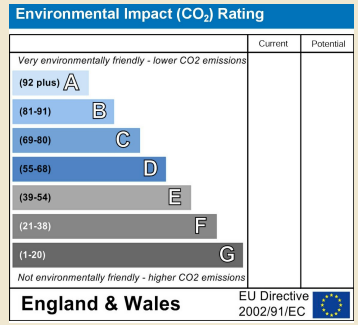
Leasehold
Apartment
956.00 sq ft
Council Tax Band B
EPC Rating D

£245,000









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