



29 Chapman Fields, Cliffsend, Ramsgate CT12 5LB



4



2



2



GUILDCREST ESTATES

Chapman Fields, Clifftsend,
Ramsgate CT12 5LB

£650,000

Located in the popular village of Clifftsend, Ramsgate, this delightful detached house offers a perfect blend of modern living and serene surroundings. Built in 2005, this extended family home boasts spacious living accommodation, making it an ideal choice for families seeking comfort and space plus 4 good size bedrooms, The master bedroom features an en suite, providing a private sanctuary for relaxation.



The main focal point of this stunning property is an amazing kitchen/breakfast room, equipped with underfloor heating and a wide range of integrated appliances that cater to all your culinary needs. A large quartz island with breakfast bar and slide and stack doors that lead onto a great size patio, from both the kitchen and living room this inviting space is perfect for both casual dining and entertaining guests.



The property is complemented by a beautiful well kept garden, which serves as a tranquil retreat. Here, you will find a charming oak barn-style area to relax in, including a bar with granite tops, a hand built pizza oven, seating and even a stunning fibre-optic light pathway, giving plenty of space to relax, perfect for enjoying warm summer evenings or hosting gatherings with family and friends.



Easy parking with driveway space for 2 large vehicles, plus a third in the larger than average garage ensuring convenience for you and your guests. Located in a highly sought-after village, this home offers a peaceful lifestyle while still being within easy reach of local amenities, walking distance to Thanet Parkway Station providing links to London in under 70 minutes as well as other convenient transport links.

This property is a wonderful opportunity for those looking to settle in a picturesque setting, combining modern comforts with the charm of village life. Don't miss the chance to make this lovely house your new home.

Council Tax Band - E
Freehold
Mains water, electric, sewer, gas, gas central heating
Fixed wireless broadband





GUILDCREST ESTATES

Key Features

- 4 Bedrooms
- Extended family home
- 2 Reception rooms
- Stunning kitchen with slide and stack doors to garden
- En suite to master bedroom
- Garage and off road parking
- Sunny aspect garden with Barn style bar and relaxing area
- Council Tax band E

Important Information

Freehold

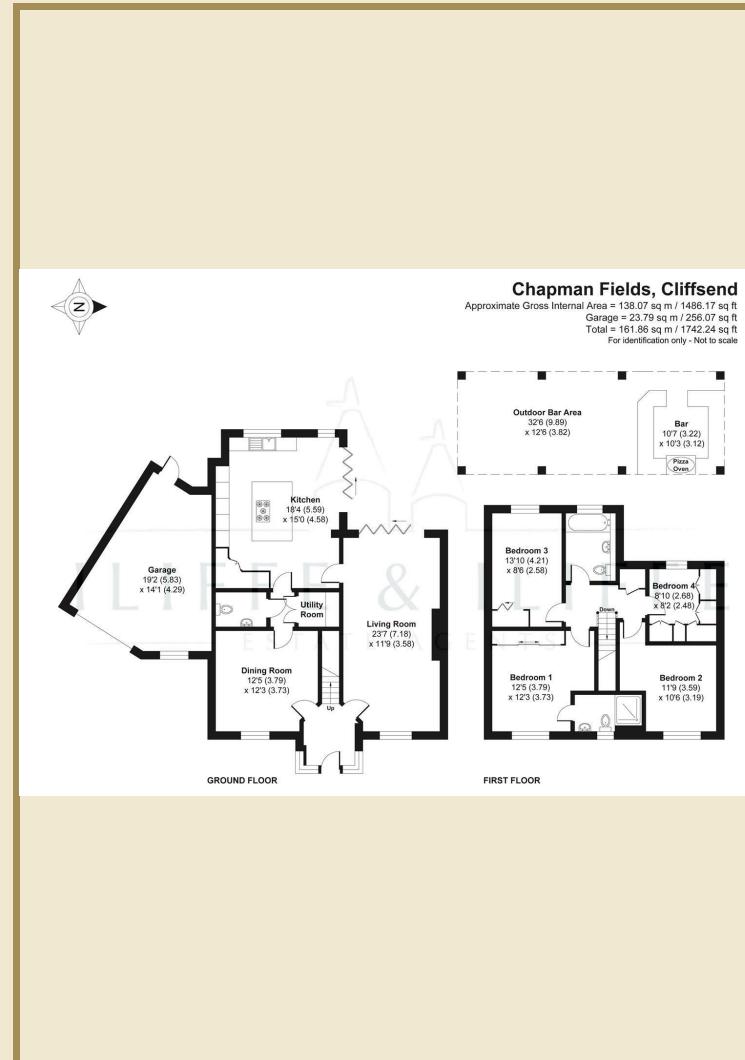
House - Link Detached

1486.00 sq ft

Council Tax Band E

EPC Rating C

£650,000



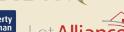
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



01843 272200 www.guilderestestates.co.uk

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



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