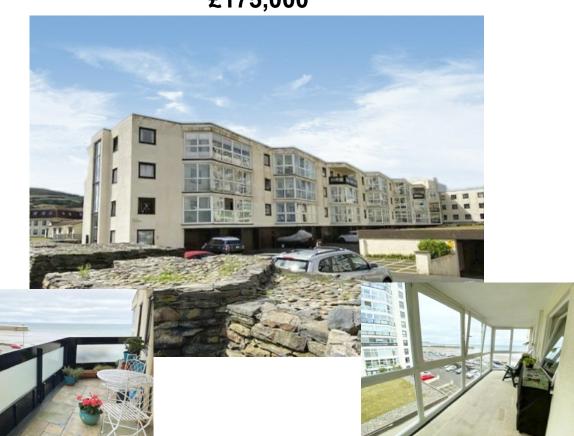


## 305 and 306 Queens Court Ramsey IM8 1LF £175,000



Spacious Double Apartment Located On The Top Floor With Spectacular Sea Views Queens Court Is Situated In The Heart Of Ramsey Town Centre And Walking Distance To All Local Amenities

## **Accommodation Comprises;**

Entrance Hall With Two Large Cupboards, Large Lounge Leading Onto Closed Balcony And Lovely Sea Views, Dining Room, Fitted Kitchen, Master Bedroom With Generous En-Suite And Access To Open Balcony,

Two Further Bedrooms, Family Bathroom, Separate WC.
New Boiler And Radiators
Fire Certificate In Place

## Viewing's Highly Recommended

**Directions:** Proceed from Parliament Square along Parliament Street continue along turning left onto Market Hill, then straight ahead at the roundabout onto Queens Prom and take the next turn right after the Bowling centre.

## Management Charges:

Service Charge: £3,200 Per Six Months (Includes Heating and Hot Water)

Ground Rent: £125

Rates: £1,869.60 Per Annum











TOTAL FLOOR AREA: 1163 sq.ft. (108.0 sq.m.) approx.

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.

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Measurements are approximate and not to scale.

