



FRANK WARD



THE NEW STAG

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# Forge House, Monkton Street, Monkton, Ramsgate

Guide Price £495,000 Freehold

4 bedroom link detached house for sale

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## Description

Forge House is a beautiful Link Detached Cottage which was fully re-furbished and extended in 2021. This property is absolutely stunning inside and out and is ready for the new owner, to move straight in. The property is located in the popular Kentish village of Monkton and is the perfect combination of a period home with a modern interior, making it an ideal place for buyers who want a character property, but with all the modern bells and whistles, this includes under floor heating throughout, integrated appliances and the highest quality fixture and fittings. As soon as you pull up outside this property, you are sure to be impressed by the kerb appeal, there is a double driveway to one side with parking for two vehicles and a gate for access to the house. The feature entrance hall with open porch and double mirrored doors is fantastic and you enter into a sunny hallway, this opens up to a large kitchen/breakfast room with a full range of integrated appliances, a breakfast bar and plenty of space for a table for dining. The large sunny lounge/diner opens up from here with it's dual aspect windows and log burner, the perfect place to relax after a busy day. The ground floor is completed by a utility room and a family bathroom. Upstairs the cottage has four really good sized bedrooms, the master has a an ensuite with a double shower cubicle and high quality fittings, and two of the other bedrooms have fitted wardrobes, there is also a seperate modern shower room with a double shower and immaculate Decor. Outside this lovely home just keeps on giving, the rear garden is huge with a walled surround and feature panelling, there is an extensive lawned



area and a large patio to sit in the warm Kentish sun, go through the gate and find the secret garden too, yet another large lawned area and a detached cabin/bar/workshop which has heating , power and light, perfect for garden parties and visiting family/friends, it also makes the perfect man cave. VIEWING HIGHLY RECOMMENDED

Council Tax Band: D

Tenure: Freehold

Parking options: Driveway

Garden details: Enclosed Garden, Rear Garden

### **Tenure**

Freehold

### Ground Floor



### First Floor





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		<b>87</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>66</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		

Viewing by appointment only  
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