



Taylor's Close

Sidcup, DA14 6TL

A deceptively spacious 2 bedroom apartment that has been well presented by the current owner and is offered to the market chain free. It sits in a popular development that offers easy access to the local shops, parks and transport links and we feel would make a brilliant first time purchase or buy to let. It comes with a garage, communal gardens and parking and also has the big selling point of having a share of freehold. * CHAIN FREE * SHARE OF FREEHOLD *

Main Features

- Deceptively spacious 2 bedroom apartment
- Chain Free
- Share of Freehold
- Popular development
- Ideal first time buyer or buy to let opportunity
- Communal grounds

FULL DESCRIPTION

Offered for sale is this deceptively spacious 2 bedroom apartment that we feel would make a great first time purchase or buy to let investment.

The property sits in a popular development that offers easy access to the local shops, parks and transport links and is offered to the market chain free.

It comes with a share of freehold and briefly comprises of: Entrance hall, a spacious front lounge, kitchen, bathroom and two bedrooms. Externally there are communal grounds and garage en bloc. This is a great chance to purchase what we feel is a spacious apartment in a really well run development. *Chain free* *share of freehold*

Entrance hall

Lounge

17' 7" x 12' 0" (5.36m x 3.66m)

Kitchen

9' 3" x 7' 6" (2.82m x 2.29m)

Bedroom one

11' 3" x 9' 7" (3.43m x 2.92m)

Bedroom two

11' 3" x 6' 3" (3.43m x 1.91m)

Bathroom

6' 7" x 6' 7" (2.01m x 2.01m)

Outside

Communal garden

Garage en bloc (no 3)

ADDITIONAL INFORMATION

The following information has been supplied by the vendor and should be verified by the purchaser and /or solicitor prior to exchange of contracts.

The property is being sold with a Share of Freehold Unexpired lease: 958 years (999 years from 25th March 1981)

Service Charge: £1351.92 per annum

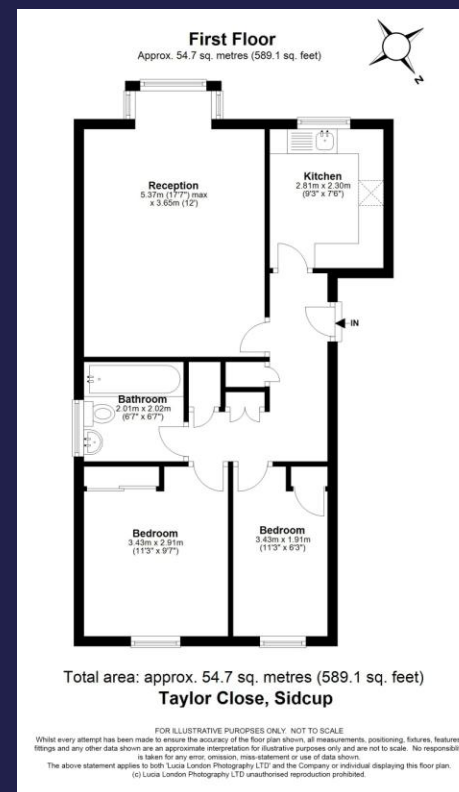
Council Tax: Band C £1641.53 per annum.

EER Rating: 60

Directions

From our Sidcup office turn left into Station Road. Continue under the railway bridge and across the first set of traffic lights. At the next set of lights turn right into Main Road and Taylor's Close is the fourth turning on the right. Closest Stations: Sidcup (0.61 mi) New Eltham (1.11 mi) Albany Park (1.51 mi) Closest Schools: Longlands Primary School (0.23 mi) Birkbeck Primary School (0.62 mi) Chislehurst and Sidcup Grammar School (0.84 mi)

These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase. D612



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