



# VILLAGE ESTATES

• EST.1993 •



93 Main Road, Sidcup, Kent DA14 6ND

Tel: 0208 302 1002

www.village-estates.com

Email: sidcup@village-estates.com



**NO FORWARD CHAIN**

**SECLUDED CUL DE SAC  
LOCATION**

**NEUTRAL DECOR**

**PRIVATE GARDEN TO REAR**

**MODERN KITCHEN**

**SHORT WALK TO SIDCUP HIGH  
STREET**



**20 Briary Court**  
Sidcup, DA14 6HZ

**£275,000**



Village Estates are pleased to present a **TWO DOUBLE BEDROOM** first floor maisonette located in a **DESIRABLE CUL DE SAC** within a short walk to **SIDCUP HIGH STREET** and mainline train station. Conveniently offered with **SPACIOUS** rooms, a **DETACHED REAR GARDEN** and the added benefit of a **MODERN** kitchen your early viewing is recommended.

**EPC RATING: F**

**COUNCIL TAX BAND: C**

**TENURE: Leasehold**

**LEASE TERM: 125 years from 25 March 1996**

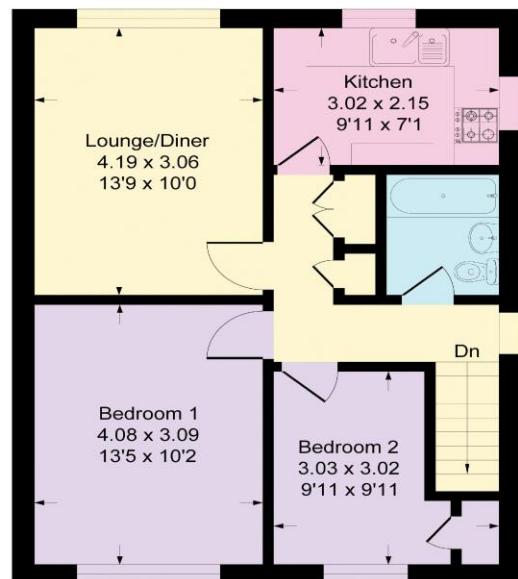


## Briary Court, DA14

Approximate Gross Internal Area = 52.4 sq m / 565 sq ft



**Garden**



**First Floor**

### CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability. The accuracy of these details are not guaranteed and they do not form part of the contract.