



VILLAGE ESTATES



• EST.1993 •

93 Main Road, Sidcup, Kent DA14 6ND

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DOUBLE GLAZED

ENTRY TELEPHONE SYSTEM

VERY CLOSE TO HIGH STREET

LIFT TO ALL FLOORS

WARDEN ASSISTED

RESIDENTS CAR PARK



**35 Glen Court
8 Station Road
Sidcup, DA15 7JU**

£105,000

Located within easy reach of SIDCUP HIGH STREET and mainline station, Village Estates present a spacious studio retirement flat offered with NO FORWARD CHAIN. Benefiting from a COMMUNAL GARDEN, large lounge and laundry facilities, we would recommend an early viewing as properties of this value rarely come available and in this condition.

EPC RATING: C

COUNCIL TAX BAND: B

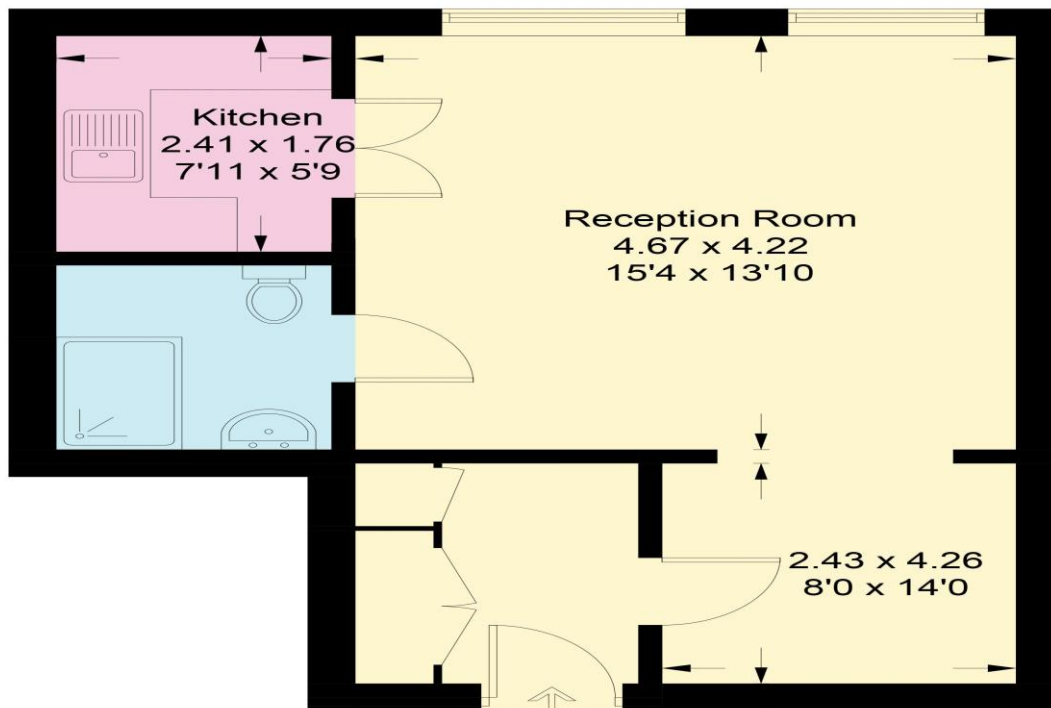
TENURE: Leasehold

LEASE TERM: Lease term: 189 years from 1 July 1988



Station Road, DA15

Approximate Gross Internal Area = 39.1 sq m / 421 sq ft



Third 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.