

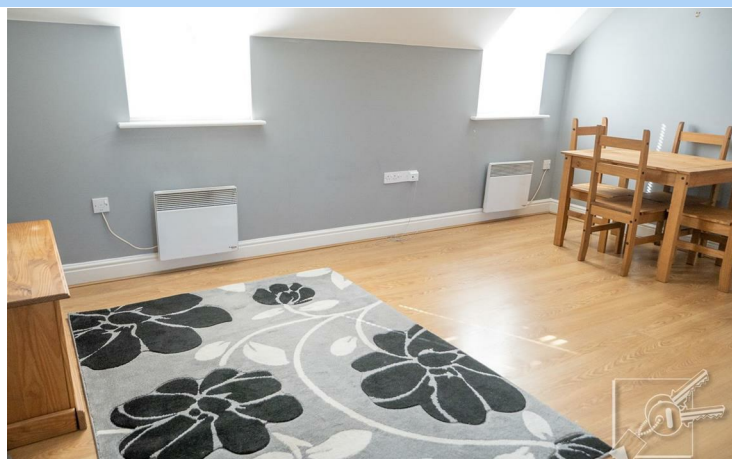


25, Covesfield,
Gravesend, DA11 0EG

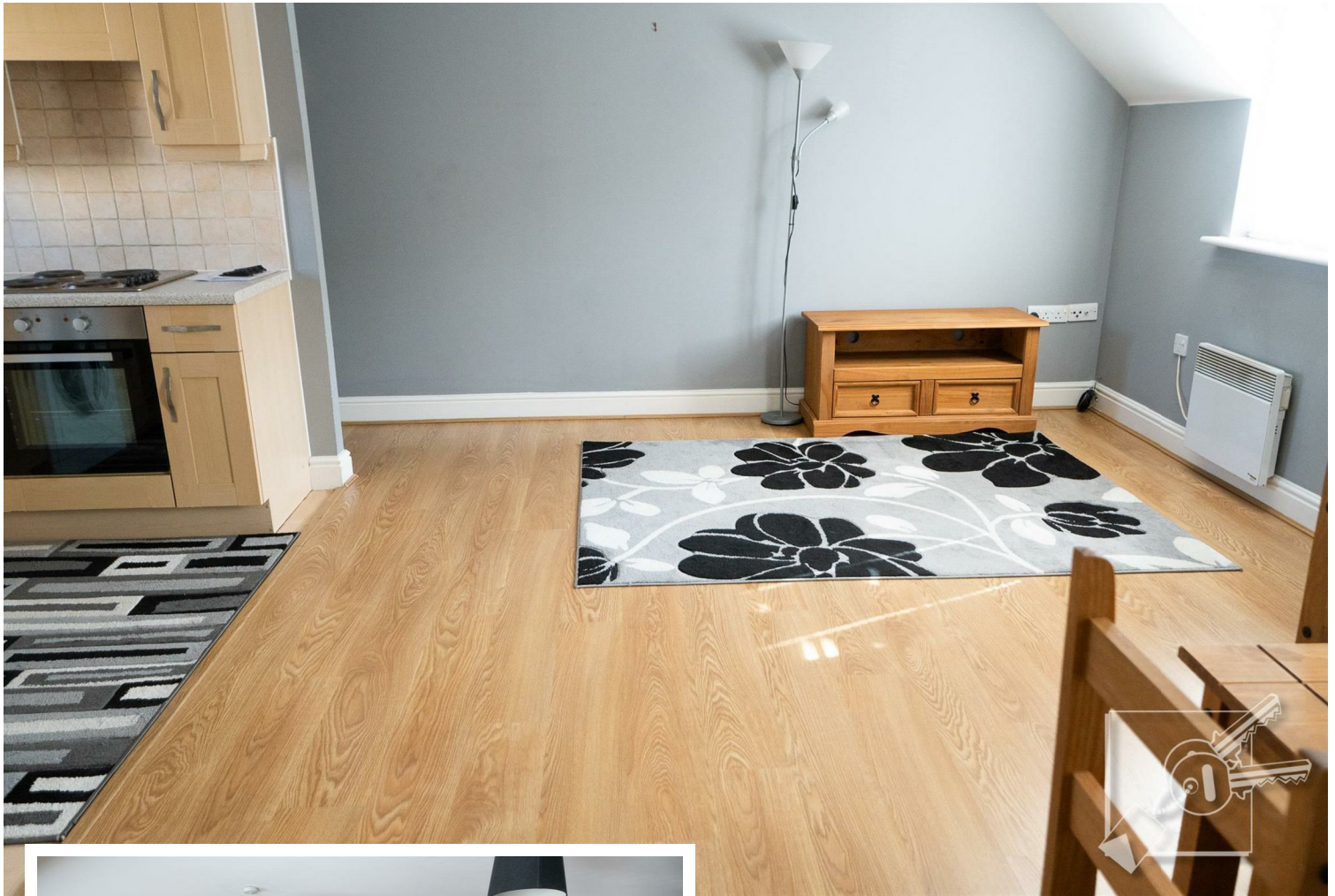
Asking Price £180,000



- SOLD BY SEALEYS WALKER JARVIS
- 104 yrs Remain on Lease
- Parking
- One bedroom with dressing room



25 Covesfield, Gravesend, , DA11 0EG



LOCATION:

Located within 0.8 miles distance of Gravesend town centre, which offers a wide selection of shopping and social amenities, together with a HIGH-SPEED rail link into London St Pancras within 23 minutes. Local schools are all within the locality and this estate remains a popular location for families and professionals.

PROPERTY DESCRIPTION:

This Coach House style apartment is in a modern development with the benefit of no neighbours above or below. The accommodation comprises one bedroom with additional dressing room, lounge, kitchen and bathroom, parking and a private entrance. A long lease of a further 104years remaining makes this an ideal purchase.

ENTRANCE:

Private entrance, leading into hall, radiator, water meter, leading to...



LOUNGE:

4.8 x 3.67 max (15'8" x 12'0" max)

Double glazed Velux windows to front. Wood effect laminate flooring.

KITCHEN:

2.84 x 1.84 (9'3" x 6'0")

Open plan kitchen with window to the back of the property. Light shaker style wood units to floor and walls with plumbing for washing machine, space for fridge/freezer. Light coloured roll-top worksurfaces. Window to rear.

BEDROOM:

3.66 x 3.26 (12'0" x 10'8")

Double glazed window to front, carpet, radiator, built in storage cupboard.

BATHROOM:

1.92 x 1.75 (6'3" x 5'8")

Double glazed windows to rear. Modern white suite comprising of panelled bath with shower attachment over, pedestal basin, low level WC. Laminate floor. Radiator.

OUTSIDE CUPBOARD

1.87 x 1.01 (6'1" x 3'3")

Outside storage cupboard housing electrical meter.

TENURE:

Leasehold: 124 years from 24.12.2004 to 24.12.2128 - 104 years remaining.

Service Charge: Payable twice yearly. We can advise that the last payment was £557.01 (includes buildings insurance). Payable to HLM Properties.

Peppercorn Ground rent of £1.

SERVICES:

Mains water and drainage.

Mains Electricity

ESTIMATED BROADBAND:

The table shows the predicted broadband services in your area.

Broadband type Highest download speed Highest upload speed Availability

Standard 15 Mbps 1 Mbps Good

Superfast 80 Mbps 20 Mbps Good

Ultrafast 9000 Mbps 9000 Mbps

Data last updated: June 2024, based on the latest data available to Ofcom.

Provider Voice Data

EE Limited Limited

Three Limited Limited

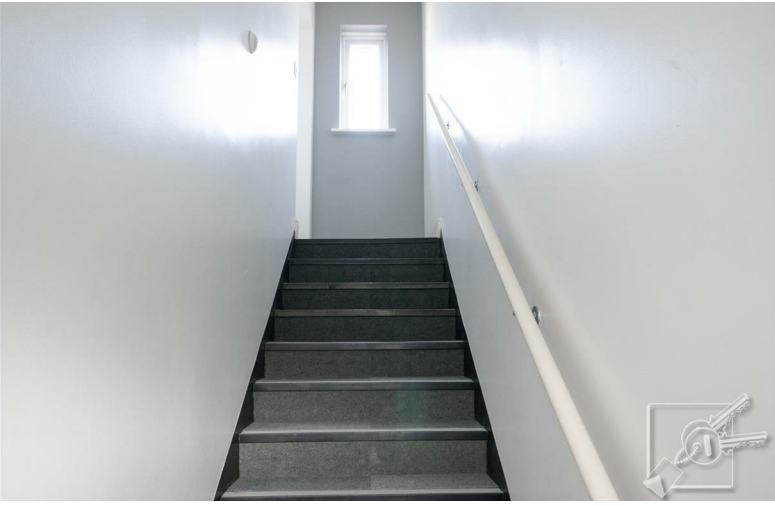
O2 Likely Likely

Vodafone Likely Likely

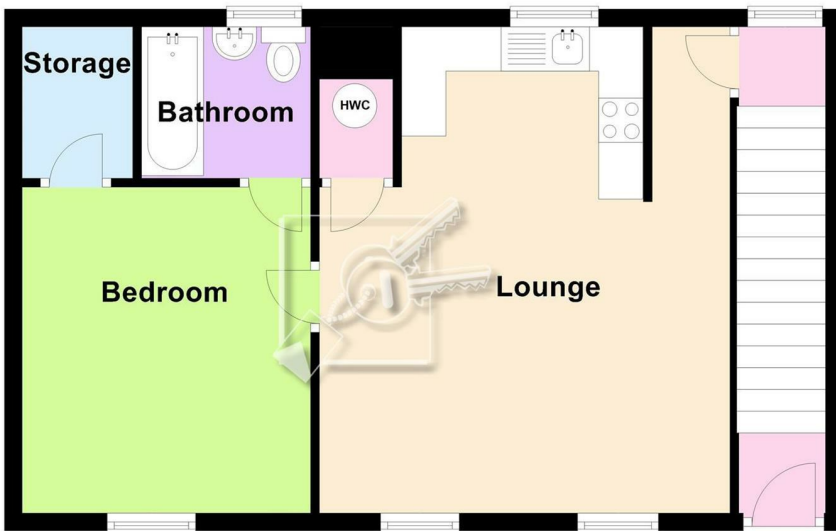
LOCAL AUTHORITY:



Gravesham Borough Council - Band C
 £1857.01 2023/2024



First Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		75
(81-91) B		
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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Agents Note: Whilst every care has been taken to prepare these marketing particulars, they are for guidance purposes only. These details, description and measurements do not form part of a contract and whilst every effort has been made to ensure accuracy this cannot be guaranteed. Interested parties must satisfy themselves by inspection or otherwise as to the correctness of them. Floor plans are not to scale and are for illustration purposes only. Any equipment, fixtures and fittings or any item referred to have not been tested unless specifically stated.