

LIVERMORES

THE ESTATE AGENTS

2 Bedrooms

Flat

Offers In The Region Of

£270,000

Located in

Dartford



www.livermores.co.uk



8 Lulworth Court, 22 Riverside

Dartford DA1 5TQ



Situated in the popular development of Riverside Wharf is this beautifully presented top floor flat offers, two spacious double bedrooms, this property is perfect for first-time buyers seeking a comfortable and stylish home. The open plan reception room is a standout feature, providing a bright and airy space that is ideal for both relaxation and entertaining. Large windows allow natural light to flood the room, while also offering spectacular views of the surrounding area. The flat also includes a well-appointed bathroom. Additionally, the property comes with an allocated parking space, a valuable asset in this desirable location. Located within 1 mile walk of Dartford Mainline Station and a short journey to the Dartford Tunnel. VIEWING HIGHLY RECOMMENDED.



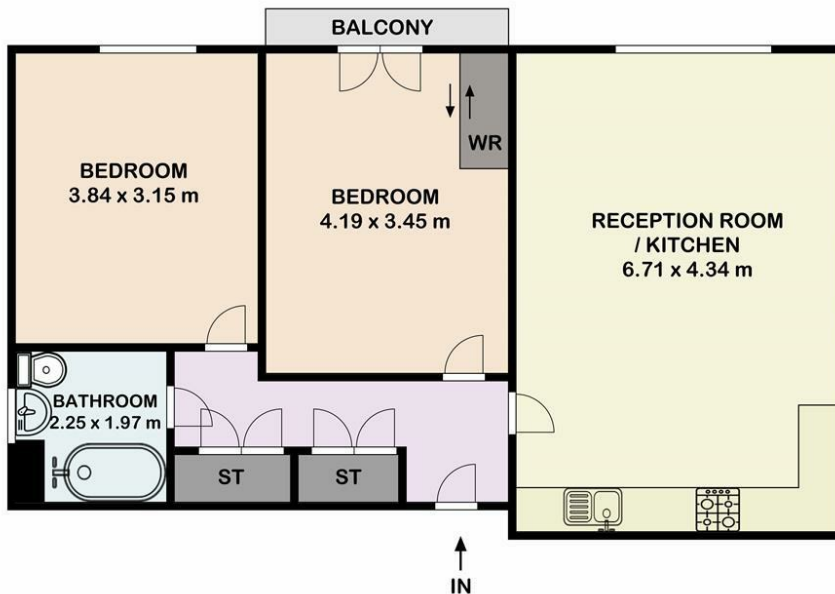
8 Lulworth Court, 22 Riverside

£270,000 Leasehold



- TOP FLOOR APARTMENT
- 2 DOUBLE BEDROOMS
- WELL APPOINTED KITCHEN AREA
- POPULAR DEVELOPMENT
- SIMILAR PROPERTIES REQUIRED
- STUNNING VIEWS
- OPEN PLAN RECEPTION ROOM
- WELL MAINTAINED BATHROOM
- EXCELLENT FIRST TIME BUY
- EPC RATING B COUNCIL TAX BAND D





Lulworth Court, 22 Riverside Wharf, Dartford

The plan is intended solely as a layout guide, and no liability is assumed for any errors, omissions, or inaccuracies. It does not constitute, in whole or in part, an offer or contract. Any intending purchaser or lessee should satisfy themselves, through inspection searches, enquiries, and a full survey, as to the accuracy of the information provided. All areas, measurements, shapes, compass bearing and distances are approximate and should not be relied upon for valuation purposes or as the basis of any sale or letting. No guarantee is provided regarding the total area, which may include areas with restricted head height. All measurements are taken at the widest points, internally, unless otherwise stated. May not be to scale. www.airvideography.com

Council Tax Band

Local Authority

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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

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