



9 Romney Court, Maidstone, ME15 6LG
Price Guide £140,000 - £145,000

****PRICE GUIDE : £140,000 - £145,000** **ONE BEDROOM FIRST FLOOR APARTMENT **OPEN PLAN LOUNGE
INCORPORATING KITCHEN **ALLOCATED UNDERGROUND PARKING SPACE **SECURE ENTRY SYSTEM **TOWN
CENTRE LOCATION **IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT**

Page & Wells are delighted to bring to the market this well presented first floor apartment situated within walking distance of Maidstone town centre. The property features an open plan lounge incorporating kitchen area, which has a range of modern wall and base units, which incorporates a hob, oven and fridge/freezer, there is a bedroom with built in wardrobes and a bathroom. Internal viewing is highly recommended. Contact: PAGE & WELLS King Street office 01622 756703.

EPC rating: B
Council tax band: C
Tenure: Leasehold

LOCATION

Situated within walking distance of Maidstone town centre.

PROPERTY INFORMATION

Romney Court comprises a small select development of apartments with secure under covered parking.

KEY FEATURES

Lounge incorporating kitchen area

Bedroom with built in wardrobes

Bathroom

Underground parking space

Ideal first time buy or buy to let investment

Internal viewing recommended

ROOMS

Lounge (incorporating kitchen): 20'8 x 19' (6.30m x 5.79m)

Bedroom: 10'10 x 9'6 (3.30m x 2.90m)

Bathroom

LEASE DETAILS

125-year lease granted 1st April 2014. We understand from the seller that the annual service charge is approximately £1,872 and the annual ground rent is approximately £150.

AGENT'S NOTE

Images were taken prior to the current tenants occupation.

VIEWING

Viewing strictly by arrangements with the Agent's Head Office:

52-54 King Street, Maidstone, Kent ME14 1DB
Tel. 01622 756703

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	87	87
(81-91) B		
(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 	



