



Upper Wickham Lane, , Welling, DA16 3EW

- Chain free & extended lease 175 years
- Communal garden
- Residents car park
- Close to Welling train station
- Floor Area: 477 sq ft
- Own balcony
- Walking distance to local shops & transport
- One bedroom flat
- Call Hunters to view
- EPC Rating: D

Asking Price £190,000

HUNTERS®
HERE TO GET *you* THERE

Upper Wickham Lane, , Welling, DA16 3EW

DESCRIPTION

** CHAIN FREE **

** PRICE RANGE £190,000 - £200,000 **

** NEW EXTENDED LEASE OF 175 YEARS **

Nestled in the desirable area of Upper Wickham Lane, Welling, this charming top floor flat presents an excellent opportunity for those seeking a comfortable and convenient living space. Offered chain free, this property is ideally situated within walking distance of local shops and the picturesque East Wickham Open Space, perfect for leisurely strolls or outdoor activities.

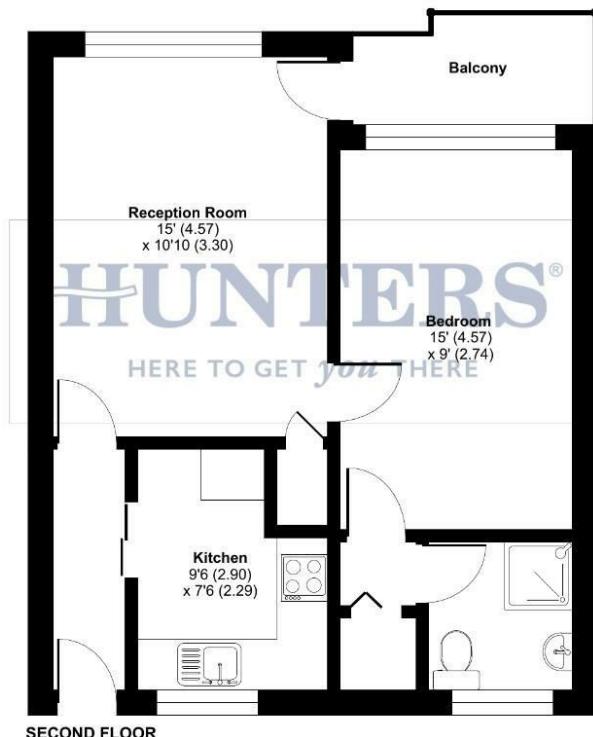
The flat features a well-proportioned double bedroom, providing a peaceful retreat for rest and relaxation. The inviting lounge boasts a private balcony, allowing you to enjoy fresh air and views from the comfort of your home. The kitchen is functional and well-equipped, making it easy to prepare meals. Additionally, the shower room is modern and practical, catering to your daily needs.

Residents will appreciate the communal garden, a lovely space to unwind, as well as the convenience of a dedicated residents' car park. With both Welling train station and the Elizabeth Line commuting is both straightforward and efficient, making this flat an ideal choice for professionals and commuters alike.

This property is a perfect blend of comfort and convenience, making it an excellent option for first-time buyers or those looking to downsize. To fully appreciate all that this flat has to offer, we invite you to contact Hunters Welling to arrange a viewing. Don't miss out on this fantastic opportunity to make this lovely flat your new home.







Floor plan produced in accordance with RICS Property Measurement 2nd Edition.
Incorporating International Property Measurement Standards (IPMS2 Residential). © rics.com 2025.
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Viewings

Please contact welling@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	67	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		77	
EU Directive 2002/91/EC			

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.