



Connells

Gange Mews  
Faversham





### Property Description

A stones throw away from Faversham's market town is this purpose built block of apartments for residents over the age of 55 only. This gated community is very well maintained inside and out with beautiful communal gardens, seating area and fish pond for your enjoyment.

The building has communal lounge and laundry areas whilst providing every day living facilities within a spacious two bedroom apartment on the top floor. The main bedroom provides built in wardrobe space. The entrance hall enjoys further storage and airing cupboards whilst providing access to a spacious, double aspect lounge, modernised shower room and fully fitted kitchen with white goods to include fridge freezer, washing machine and built in oven and hob.

There is lift access within the building, alarm system with pull cords in each room and on site management.

Providing convenient access to Faversham town with an array of shops and cafes and regular market days along with Tesco superstore within easy reach as well as bus stops and Faversham main line train station.



## Entrance Hall

Door leading to carpeted area, airing cupboard, storage cupboard, electric storage heater

## Lounge

16' 1" x 11' 10" ( 4.90m x 3.61m )

Three windows, double aspect, carpet, electric stand along fire place, electric storage heater

## Kitchen

10' 8" x 6' 1" ( 3.25m x 1.85m )

Window, fully fitted kitchen, matching wall and base units, work surface over, one and half sink and drainer, washing machine, fridge freezer, integrated electric oven and hob.

## Bedroom One

12' 1" x 11' ( 3.68m x 3.35m )

Carpet, electric storage heater, window. Built in wardrobe storage

## Bedroom Two

7' 6" x 6' 11" ( 2.29m x 2.11m )

Window, carpet, electric storage heater

## Shower Room

Shower cubicle, WC, wash hand basin with vanity unit, window, fully tiled walls and floor













This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

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**EPC Rating: D**

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Feb 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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