

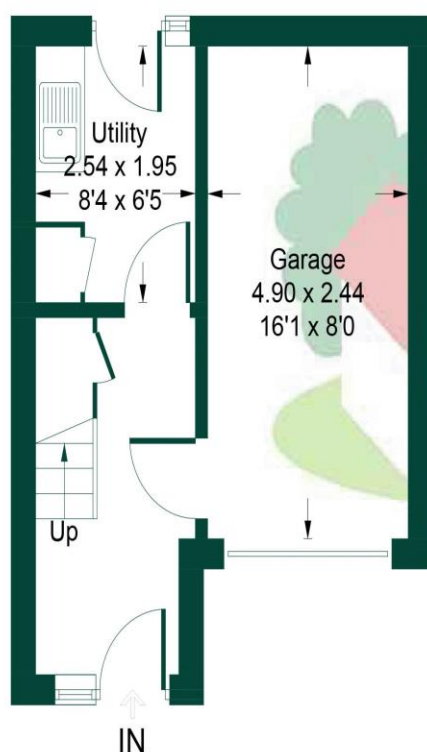


Balmoral Gardens, DA5

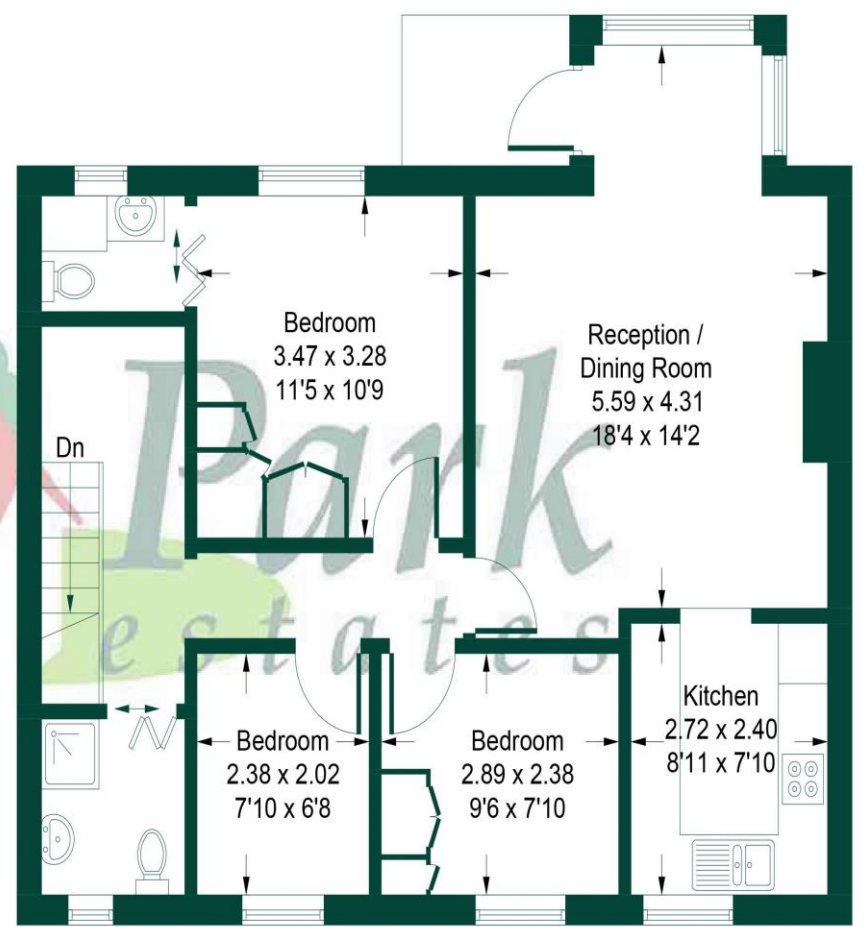
Approximate Gross Internal Area = 94.8 sq m / 1020 sq ft
 (Including Garage)



Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	59 D	65 D
39-54	E		
21-38	F		
1-20	G		



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Produced by Planpix on behalf of Park Estates (ID854279)

Offered onto the market chain free, is this unique three bedroom coach house apartment, located in a quiet and popular development, just a short walk from old Bexley Village, with access to all popular local amenities including shops, Bexley Station and all other transport links. This spacious home is approached via its own front door, with accommodation comprising of entrance hall, integral garage and a utility room. To the first floor there is a generous landing, shower room, three bedrooms - one of which has an ensuite wc, reception room, private south facing balcony and a fitted kitchen. Additional benefits to note include a share of the freehold, double glazing, gas central heating, off street parking, communal gardens and an entry phone system. Viewing is highly recommended.

Maintenance Charge: £360 - £370 per quarter

Ground Rent: £100 per year

Local Authority: Bexley

Council Tax Band: D

