



Union Street, Maidstone, Kent, ME14 1JY
Offers Over £80,000

Page & Wells are delighted to bring to the market this spacious and well-presented third floor retirement apartment situated on this popular development for the over 60's. The property offers a spacious lounge, kitchen, shower room and double bedroom with built-in wardrobes. There is telephone entry and an alert call system which is remotely monitored outside of the manager's working hours. The immaculately well-maintained communal gardens are a distinct feature of this development. No.77 enjoys views over these gardens from the lounge, kitchen and bedroom. The complex is within walking distance of the town centre where an extensive range of amenities can be found. There are no forward chain implications and an internal viewing is highly recommended. Contact PAGE & WELLS King Street Office 01622 756703. Tenure: Leasehold. EPC Rating: C. Council Tax Band: B.



KEY FEATURES

- Popular retirement development
- No chain
- Views over communal gardens
- Communal lounge
- On-site manager (Mon-Fri)

ACCOMMODATION

Entrance Hall

Lounge 18'1 x 9'10 (5.51m x 3.00m)

Kitchen 8' x 5'6 (2.44m x 1.68m)

Bedroom 11'7 x 8'7 (3.53m x 2.62m)

Shower Room

COMMUNAL FACILITIES

- Laundry room
- Residents lounge
- Bookable guest suite
- Well-maintained communal gardens

LEASE DETAILS

We understand that there are approximately 58 years remaining on the current lease. Service charge is currently £262.66 per month

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		
(81-91) B		81
(69-80) C	72	
(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	

