

Sealeys Walker Jarvis Est. 1851

38A, Seven Acres,
Longfield, DA3 8RN

Offers Over £190,000

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- SOLD BY SEALEYS WALKER JARVIS
- Popular Location
- No Chain
- Large Garden





38A Seven Acres, Longfield, Kent, DA3 8RN







DESCRIPTION

Sealeys Walker Jarvis are pleased to offer this one bedroom terraced house, situated on the popular Seven Acres development in New Ash Green.

The property offers well-arranged accommodation, making it an ideal purchase for first-time buyers or investors alike. The ground floor comprises a kitchen and a living/dining room, whilst the first floor features a double bedroom and a bathroom.

Externally, the property benefits from a large rear garden, providing excellent outdoor space with potential to extend subject to planning permission and building regulations.

Offered to the market with no onward chain, this property presents an excellent opportunity for buyers looking for a straightforward purchase in a popular residential location.

Early viewing is highly recommended.









COUNCIL TAX

Sevenoaks - Band B

IDENTITY VERIFICATION/CUSTOMER DUE DILIGENCE FEE

As part of our obligations under the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, all prospective purchasers are required to complete identity and customer due-diligence checks.

We use a specialist third-party provider to carry out these checks on our behalf. The cost of this service is £60 (including VAT) per individual purchaser, or £120 (including VAT) where the purchaser is a company.

This charge is payable by the purchaser following acceptance of an offer and before the Memorandum of Sale is issued. The charge is a fee for the identity verification/customer due-diligence service and is separate from any legal or conveyancing fees.

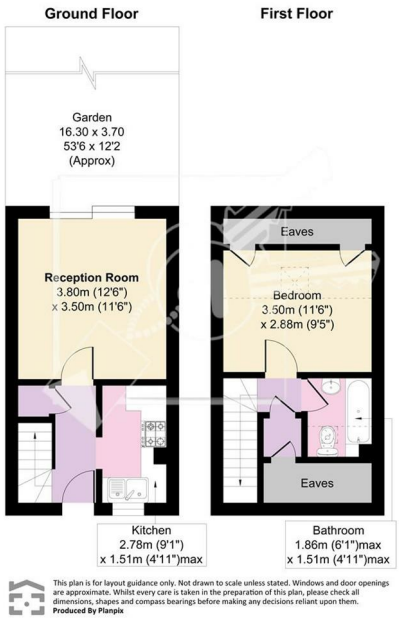
The fee is non-refundable once the verification service has been carried out.

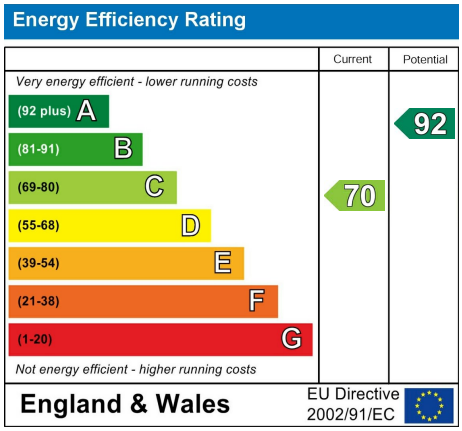




Seven Acres, New Ash Green, Longfield, Kent, DA3

Approximate Gross Internal Area 41.5 sq m / 447 sq ft





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The Property Ombudsman
naea | propertymark PROTECTED
nava | propertymark PROTECTED

Agents Note: Whilst every care has been taken to prepare these marketing particulars, they are for guidance purposes only. These details, description and measurements do not form part of a contract and whilst every effort has been made to ensure accuracy this cannot be guaranteed. Interested parties must satisfy themselves by inspection or otherwise as to the correctness of them. Floor plans are not to scale and are for illustration purposes only. Any equipment, fixtures and fittings or any item referred to have not been tested unless specifically stated.