



5 The Mote New Ash Green

- Fantastic Setting Overlooking Green Lands & Woodlands
- Top Floor Two Bedroom Apartment
- Spacious Lounge/Diner with Balcony
- Fitted Kitchen
- Ensuite To Main Bedroom
- Further Bathroom
- Recent Updated Gas Heating System
- Double Glazing
- Allocated Parking
- Long Lease

Price Guide
£245,000





PRICE RANGE: £245,000-£255,000. This wonderful two bedroom top floor apartment boasts an amazing position overlooking open green lands and woodlands, yet located close to local amenities. Well presented throughout, recent new central heating system, decorated to a high standard. The property also has allocated parking.

The apartment offers spacious living accommodation. The communal entrance hall with entry phone system, when you enter the apartment you will find a lovely spacious living room with sliding patio doors leading to a balcony overlooking open green lands and woodlands, fitted kitchen, main bedroom with built in wardrobes and ensuite shower room, second bedroom with built in cupboard and then a further fitted bathroom.

Outside there are communal gardens and an allocated parking bay.

Tenure: Leasehold

Council Tax Band: C

We understand from the seller that this property is leasehold with approximately 962 years remaining and subject to ground rent and service charges, should you proceed with the purchase of the property your solicitor must verify these details.





Residents Society Fees and Village Association Fees apply to properties in New Ash Green, please ask for further information or contact New Ash Green Village Association directly for figures.

Fixtures and fittings by arrangement other than those mentioned.





Total area: approx. 65.2 sq. metres (701.7 sq. feet)

This plan is for illustrative purposes only and no responsibility is taken for any error, omission or misstatement. The appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements have been added as a guide to prospective buyers only, are not precise, not to scale, may have been taken from the widest area and may include wardrobe / cupboard space. Garages and outbuildings may not be represented in their actual location in relation to the property. Compass point, measurements and total areas should be considered inaccurate and checked as no guarantee is given to their accuracy. Buyers are strongly advised to take their own measurements and compass bearing.

Agents Aperture
agentsaperture.co.uk
Plan produced using PlanUp.

Open: Monday-Friday 9am-5.30pm
Saturday 9am-5pm

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Appliances and services are untested. Dimensions are approximate and floorplans are not to scale.
Fixtures and fittings, planning and alterations, lease details if applicable, should all be verified legally.

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
102-150 kWh A	
91-101 kWh B	
80-90 kWh C	75 76
69-80 kWh D	
58-68 kWh E	
47-57 kWh F	
36-46 kWh G	
Below 35 kWh	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC