

for sale

offers over **£130,000**



Park Court Abbey Fields Faversham ME13 8HY

.A well-presented first-floor apartment for the over-55s, situated **WITHIN THE POPULAR ABBEY FIELDS DEVELOPMENT**, close to Faversham town centre. Conveniently located for local amenities, countryside walks and transport links.

Contact Connells to arrange a viewing.



Situated within the popular Abbey Fields apartment block, this well-located residential property at Park Court offers comfortable and practical accommodation in a quiet setting, just moments from the heart of historic Faversham.

The home is positioned within a peaceful residential court, providing a pleasant sense of privacy while still being conveniently close to local amenities. Faversham town centre, with its range of independent shops, cafés, pubs and mainline railway station, is easily accessible.

Internally, the property is well presented and designed to make the most of the available space, offering light and airy accommodation that is easy to maintain. The layout lends itself well to modern living, with clearly defined living and sleeping areas and a practical flow throughout.

Externally, Park Court enjoys well-kept communal surroundings, enhancing the overall appeal of the development. Residents benefit from the tranquillity of Abbey Fields while remaining close to Faversham's rich history, scenic Creekside walks, and excellent road links via the A2 and M2.

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.



COMMUNAL ENTRANCE

Entrance Hall

Shower Room

Bedroom One

Lounge

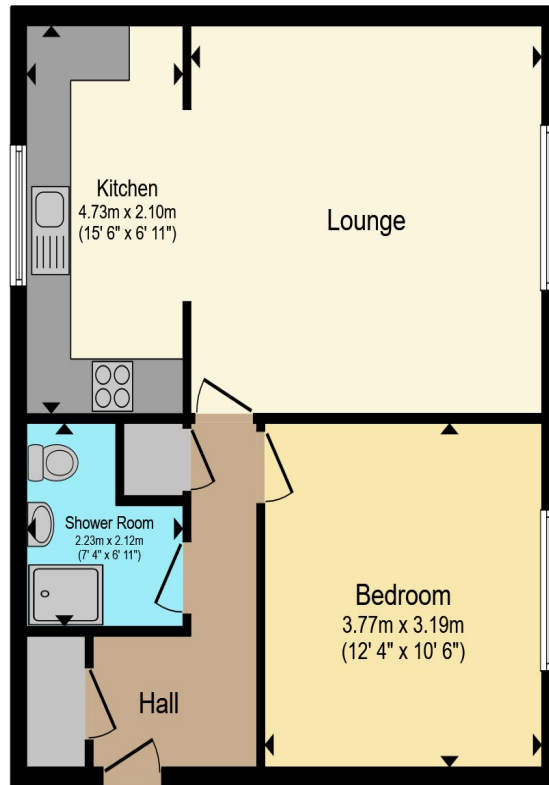
Kitchen

OUTSIDE

Resident's Parking

Communal Gardens





Total floor area 56.7 m² (611 sq.ft.) approx

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.propertybox.io

Connells

To view this property please contact Connells on

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7 Market Place
FAVERSHAM ME13 7AG

Property Ref: FAV103441 - 0007

Tenure:Leasehold EPC Rating: C

Council Tax Band: B Service Charge: £3,276.00

Ground Rent: £150.00

view this property online
connells.co.uk/Property/FAV103441

This is a Leasehold property with details as follows; Term of Lease 139 years from 05 July 1985. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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