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\* NO FORWARD CHAIN \* TWO BEDROOMS \*

\* GROUND FLOOR APARTMENT \* SPACIOUS LIVING ROOM \*

\* GARAGE EN-BLOC \* BEXLEY VILLAGE LOCATION \*

\* CLOSE TO LOCAL SCHOOLS \* EXCELLENT LOCAL TRANSPORT LINKS \*



**2 Balmoral Gardens  
Parkhill Road  
Bexley, DA5 1HR**

**Guide Price £290,000 -  
£310,000**

Village Estates are pleased to present to the market this spacious TWO BEDROOM GROUND FLOOR APARTMENT positioned in Balmoral Gardens, a sought-after development in the heart of Bexley Village. This property offers a garage and access to communal gardens to the rear. Offered to the market with the added benefit of NO FORWARD CHAIN viewing comes highly recommended.....



**EPC RATING C**

**COUNCIL TAX BAND D**

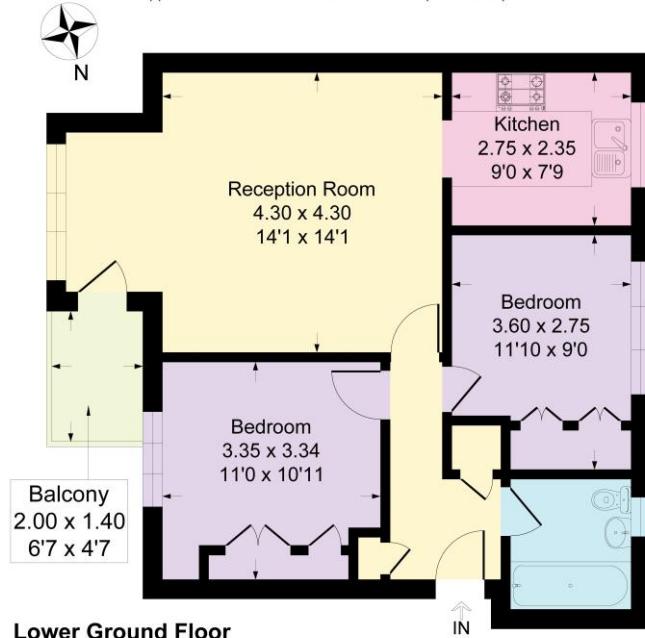
**LEASE TERM 959 YEARS REMAINING (999 YRS FROM 27/09/2006)**

**SERVICE CHARGE £1500 P/A (APPROX)**

**GROUND RENT £25 P/A**

#### Balmoral Gardens, Parkhill Road, DA5

Approximate Gross Internal Area = 60.5 sq m / 652 sq ft



We understand this property is Share of Freehold.

#### VIEWING:

Via Village Estates on 01322 522111

Monday to Friday 9am-6pm, Saturday 9am-5pm

#### SELLING YOUR HOME?

If you are thinking of selling your own property, VILLAGE ESTATES will be pleased to provide you with a free market appraisal for sale purposes and professional marketing advice **FREE OF CHARGE, WITHOUT OBLIGATION**. Call one of our experienced sales staff on 01322 522111.