

Your Wisest Move

# WISDOM ESTATES

Independent Estate Agents



## **First Steps...**

**Crook Log, Bexleyheath**

**Offers in Excess of £300,000**

**LEASEHOLD (92 YEARS)**

Eagerly anticipated and welcomed to the market is this lovingly maintained Two Bedroom Top-Floor Apartment. Boasting spacious living accommodation and ample storage throughout, an allocated parking space, and located only moments away from Danson Park entrance, Crook Log Leisure Centre, local transport links, as well as an array of local bars and restaurants. Early viewing comes highly recommended! EPC Rating 75 C

### **FEATURES INCLUDE:**

<input checked="" type="checkbox"/> <b>Two Bedroom Top Floor</b>	<input checked="" type="checkbox"/> <b>Local to Crook Log Leisure Centre</b>
<input checked="" type="checkbox"/> <b>0.2 Miles to Danson Park</b>	<input checked="" type="checkbox"/> <b>Secure Parking</b>
<input checked="" type="checkbox"/> <b>0.5 Miles to Bexleyheath Station</b>	<input checked="" type="checkbox"/> <b>92 Year Lease</b>

REF: 11554

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**[www.Wisdom-Estates.co.uk](http://www.Wisdom-Estates.co.uk)**

## **The accommodation comprises:**

**COMMUNAL ENTRANCE** An entry-phone system allows for access into the clean and well-maintained communal entrance, whilst stairs lead you up to this top-floor apartment.

**ENTRANCE HALL 18' x 10' (5.49m x 3.05m)** As you enter through the front door, this spacious apartment is certain to leave a lasting impression. Comprising of a wall-mounted storage heater, a large storage cupboard, an airing cupboard, loft-hatch access, an entry phone system, and a fitted carpet.

**KITCHEN 11' x 7' 1" (3.35m x 2.16m)** The Kitchen is fully equipped to meet your daily needs and comprises a large double-glazed window to side, an array of matching wall and base units with worktops over, a sink and drainer unit, integrated appliances to include; a dish-washer, and oven and 4 ring hob, as well as ample plumbing and space for further appliances. Part-tiled walls and fully-tiled flooring ensures effortless upkeep.

**LOUNGE / DINER 14' 7" x 10' (4.44m x 3.05m)** Boasting a large double-glazed window to front, a wall-mounted heater, and easy to clean wood-laminate flooring, the Lounge / Diner is at the heart of this home and provides the ideal space in which to sit back, relax and unwind.

**MASTER BEDROOM 12' x 10' (3.66m x 3.05m)** The Master Bedroom is bright, spacious and ready to make your own! Benefiting from a large double-glazed window to side, a wall-mounted storage heater, and a fitted carpet,

**BEDROOM TWO 11' 3" x 7' 8" (3.43m x 2.34m)** Bedroom Two boasts a double-glazed window to side, a wall-mounted storage heater, and a fitted carpet.

**BATHROOM 7' 0" x 7' (2.13m x 2.13m)** The Bathroom is of a sleek and modern design and encompasses a heated towel-rail, and a 3 piece bathroom suite comprising of; a low-level W/C, a hand-wash basin, and a 'P' shaped spa bath with wall-shower and screen. Fully-tiled walls and part-tiled walls allow for easy cleaning.

**SECURE PARKING** This apartment benefits from an underground, secure allocated parking space.

### **Important Note**

We have not tested any services or appliances at this property. We strongly recommend that all the information which we provide is verified by yourself on inspection, and by your Surveyor and Conveyancer.

### **Measurements**

Please note that all measurements are approximate.

