

Beautifully presented 2 bedroom luxury apartment benefitting from an external terrace and balcony, located under half a mile from Dunton Green Station.

£415,000 Leasehold

CAVENDISH

LETTINGS, SALES & PROPERTY MANAGEMENT

Campion Square, Dunton Green, Sevenoaks

Bedrooms: 2

Bathrooms: 2

Receptions: 1

- EPC Rating B
- Spacious terrace, dual access balcony & juliet balcony
- Well presented and modern
- Gated under croft parking space
- Access to on-site gym

Beautifully presented two bedroom luxury apartment boasting a spacious external terrace, balcony and juliet balcony, located on the sought after Ryewood development in Dunton Green.

Communal hallway with security fob access, stairs to upper ground floor. Private entry into hallway with video entry system linked to communal doors, large utility cupboard with washing machine and space for storage. Bright and spacious open plan reception room/kitchen. Access to spacious outdoor terrace, balcony and juliet balcony. Modern kitchen with white gloss units and integrated appliances. Master bedroom with built in mirrored wardrobes and access to the balcony. En-suite shower room. Second double bedroom. Family bathroom.

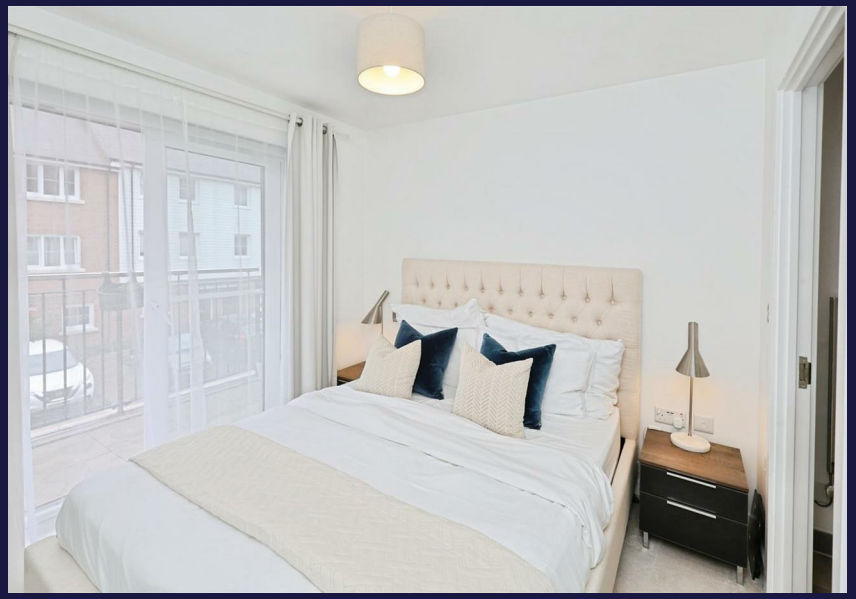
Externally the property benefits from a large external paved terrace, a dual access balcony and a juliet balcony. Allocated parking space within secure gated undercroft car park. Access to on site gym, private woodland and play areas.

UTILITIES & KEY INFORMATION
Mains gas/electricity/water/sewerage
Heating: Mains gas
Service charge: £2,400.00 per annum
Ground rent: £438.00 per annum
Local Authority: Sevenoaks District Council
Council tax band: C
236 years remaining on the lease



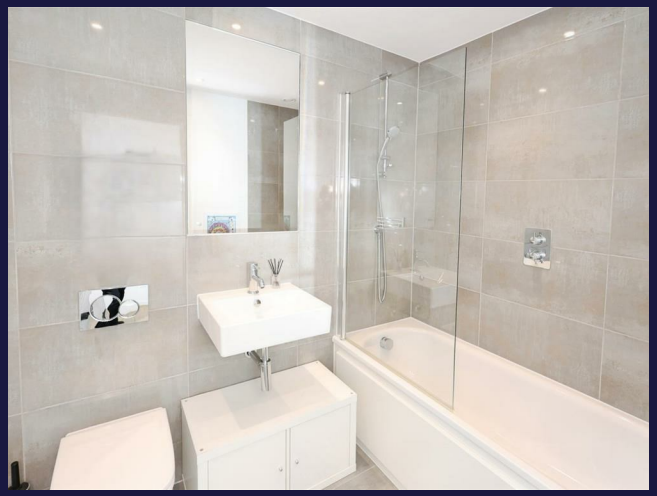






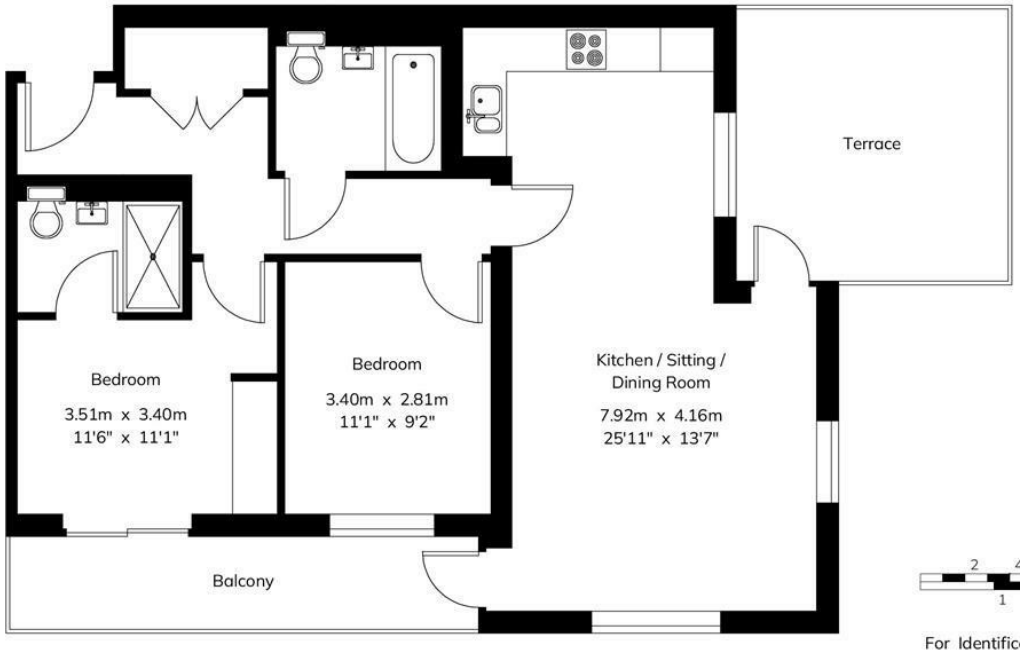






From Sevenoaks town centre proceed in a northerly direction down London Road. Continue through the village of Riverhead, past the large Tesco store on the left. At the mini roundabout turn right in to station road/Rye Lane and take the 3rd turning on the right in to Campion Square, take the first left and follow the road round, Knowles Court will be on the left hand side.

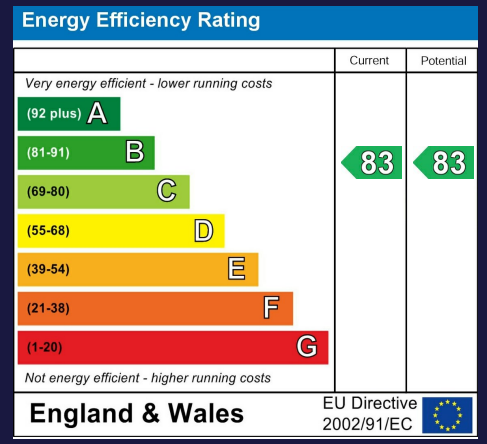
Gross Internal Area : 72.1 sq.m (776 sq.ft.)



Ground Floor

For Identification Purposes Only.

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2 - 3 The Shambles
Sevenoaks
Kent
TN13 1LJ
01732 464498
mail@cavendish.pro
www.cavendish.pro