



Connells

Bingley Court
Canterbury



Property Description

Offered to the market with no onward chain, is this two bedroom apartment ideally positioned for easy access to Canterbury City centre and main line train station with regular high speed services to London.

The property is very well presented throughout and offers open plan living within a very spacious living, dining room and fitted kitchen. There are double doors leading to a balcony area overlooking the greenery behind.

There are two double bedrooms, the main bedroom having an en suite shower room. The home is finished with a family bathroom including matching suite of bath, WC and wash hand basin.



Hallway

Living Dining Room And Kitchen

20' 2" Max x 17' 3" Max (6.15m Max x 5.26m Max)

Balcony

15' 3" x 3' 4" (4.65m x 1.02m)

Bedroom One

16' 5" x 11' 3" (5.00m x 3.43m)

En Suite Shower Roo

Bedroom Two

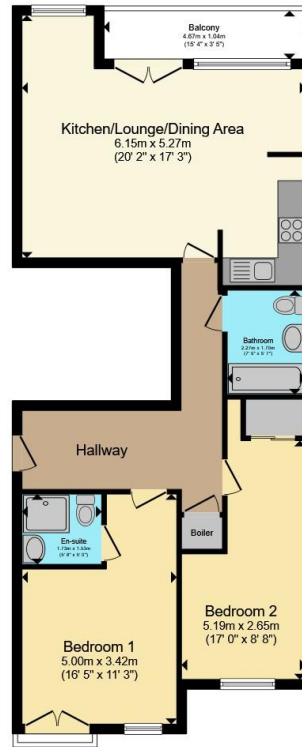
17' x 8' 8" (5.18m x 2.64m)

Bathroom









Total floor area 75.2 m² (810 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

T 01227 764 720

E canterbury@connells.co.uk

29-30 Watling Street
CANTERBURY CT1 2UD

EPC Rating: B

Council Tax
Band: D

Service Charge: Ask
Agent

Ground Rent:
Ask Agent

Tenure: Leasehold

view this property online [connells.co.uk/Property/CBY406918](https://www.connells.co.uk/Property/CBY406918)

This is a Leasehold property. We are awaiting further details about the Term of the lease. For 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.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: CBY406918 - 0002