



**\* TWO DOUBLE BEDROOMS \* TWO BATHROOMS \***

**\* ALLOCATED GATED PARKING \* LARGE OPEN PLAN LIVING AREA \***

**\* VIEWING ADVISED \* CLOSE TO LOCAL AMENITIES \***

**\* SUPERBLY PRESENTED THROUGHOUT \***



**3, Wilmington Place**  
**165-173 Hawley Road**  
**Dartford, DA1 1AU**

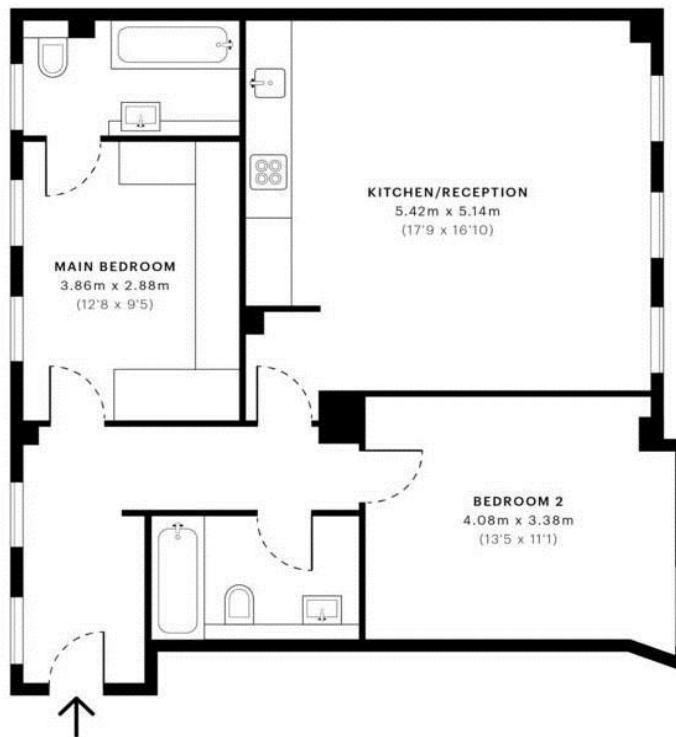
**Guide Price £275,000 -**  
**£295,000**

Village Estates are delighted to offer to the market this spacious **TWO DOUBLE BEDROOM FIRST FLOOR APARTMENT**. Offering two bathrooms, large open plan living area and gated parking to the rear. Viewing comes highly recommended...



**EPC RATING C**  
**COUNCIL TAX BAND D**

**LEASE TERM 119 YEARS FROM 29<sup>TH</sup> SEPT 2018**  
**GROUND RENT £350 P/A**  
**SERVICE CHARGE & INSURANCE £1700 P/A**



We understand this property is Leasehold.

**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.

Whilst we endeavour to make our sales details reliable and accurate they should not be relied on as representations or statements of fact, and do not form any part of an offer or contract. The Seller does not make or give nor do we or our employees have authority to make or give any representation or warranty in relation to the property. We would strongly recommend that all the information which we provide about the property is verified by yourself on inspection and also by your conveyancer, especially where statements have been made by us to the effect that the information provided has not been verified. If there are any other points which are of particular importance to you, we would be only too happy to check the information and indeed confirm the availability of the property. Please contact the above office to arrange a convenient viewing appointment.