



VILLAGE ESTATES

• EST.1993 •



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**GROUND FLOOR WITH ACCESS
TO PATIO**

**OFFERED WITH NO CHAIN
LAUNDRY FACILITIES**

**SOUTH FACING ASPECT ONTO
COMMUNAL GARDEN**

**SHORT WALK TO SIDCUP HIGH
STREET**

RESIDENT'S PARKING



**6 Glen Court
8 Station Road
Sidcup, DA15 7JU**

£140,000

GROUND FLOOR one double bedroom RETIREMENT FLAT with DIRECT ACCESS TO PATIO AND COMMUNAL GARDEN with the added benefit of residents parking.

Located on the doorstep of SIDCUP HIGH STREET with an array of shops, restaurants and bus routes. This block benefits from many communal facilities including Gardens, Lift, Guest facilities, Communal Lounge and Laundry Room.

EPC RATING: C

COUNCIL TAX BAND: B

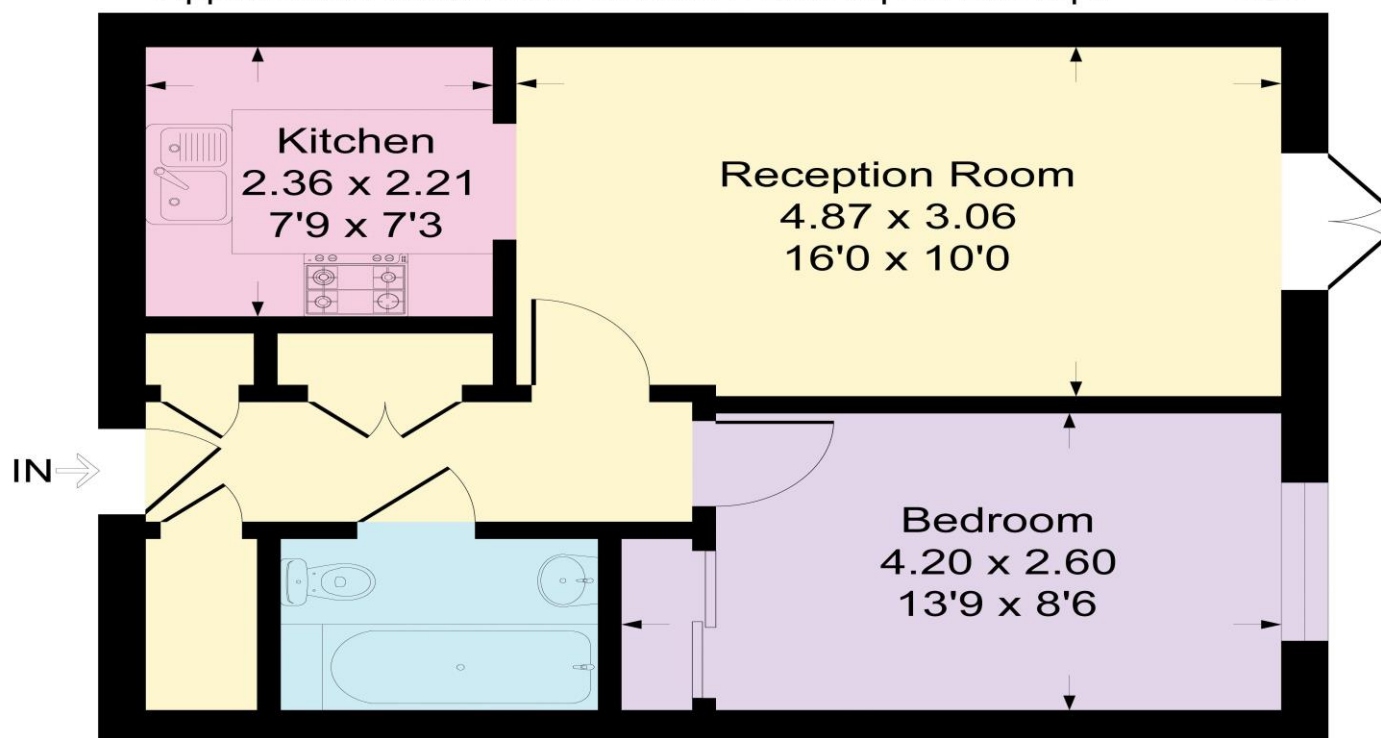
TENURE: Leasehold

LEASE TERM: 151 Years



Glen Court, Station Road, Sidcup, Kent, DA15

Approximate Gross Internal Area = 42.0 sq m / 452 sq ft



CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability. The accuracy of these details are not guaranteed and they do not form part of the contract.