



Sandway Road | St Mary Cray, Kent, BR5 3TA



Guide Price £250,000 - £275,000

Leasehold

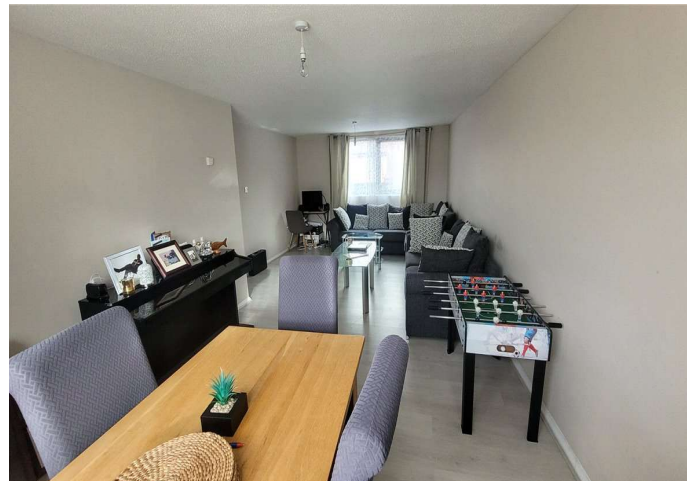
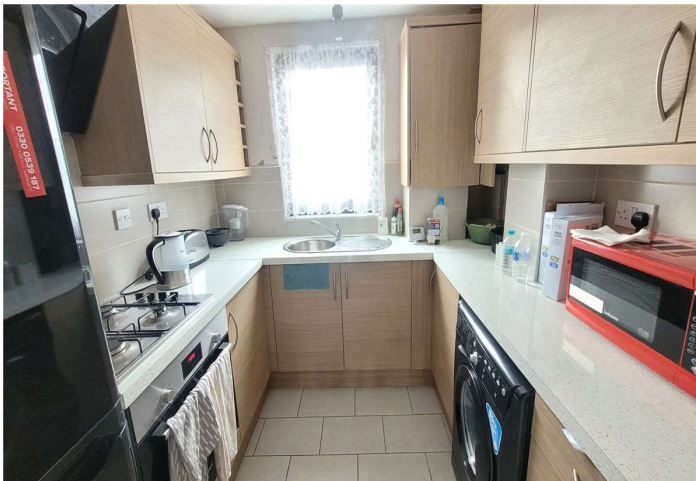
ROBINSON-JACKSON
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Sandway Road, St Mary Cray

Suitable for CASH BUYERS ONLY is this spacious two bedroom maisonette. The property is conveniently situated for a range of amenities including St Mary Cray Station. Chain Free.

Property Features

- Central Heating
- Double Glazing
- Lounge/Dining Room
- Modern Bathroom
- Close to Station & Shops
- 'Chain Free'
- Council Tax: C
- EPC Rating: D



Interior

Entrance Hall: Door to front. Wood laminate flooring. Radiator. Stairs leading to first floor.

Lounge/Dining Room: 7.42m x 3.89m (24'4" x 12'9") Double glazed window to front and rear. Radiator and wood laminate flooring.

Kitchen: 2.34m x 2.34m (7'8" x 7'8") Fitted with a matching range of wall and base units with work surfaces. Integrated oven, gas hob and extractor. Stainless steel sink unit with drainer and mixer tap. Double glazed window to rear.

Landing: Wood laminate flooring. Access to loft.

Bedroom 1: 4.75m x 2.57m (15'7" x 8'5") Double glazed window to front. Fitted wardrobes. Radiator and wood laminate flooring.

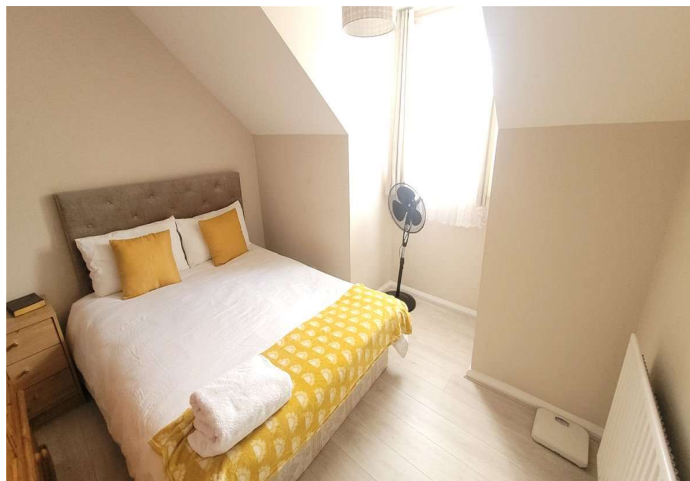
Bedroom 2: 3.43m x 2.72m (11'3" x 8'11") Double glazed window to rear. Radiator and wood laminate flooring.

Bathroom: Comprising panelled bath with shower and glass shower screen over, wash hand basin. Chrome heated towel rail. Double glazed skylight.

Separate WC: Double glazed window to rear, WC.

New to Market

Property awaiting floorplan





Property Location

Sandway Road, St Mary Cray, Kent, BR5 3TA



Exterior

The vendor has advised us that there is an allocated parking space located on Hythe Close.

Additional Information

Original Lease Term: Tbc

Unexpired Lease: Approx 94 years

Current Ground Rent: Approx £471.19 per annum

Next Ground Rent review date: tbc

Current Service Charge: Approx £8.55 per month

Please note these charges may be subject to reviews and should be verified by your solicitor.

**FOR MORE INFORMATION
CONTACT US TODAY.**

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