



Lett Lane | Castle Hill, Ebbsfleet Valley, DA10 1BS



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Asking Price £270,000 to £280,000

Leasehold

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## Lett Lane, Castle Hill

Robinson Jackson Ebbsfleet Garden City branch is thrilled to present this stunning two bedroom apartment on the 3rd floor. Benefitting from large French doors in the lounge which lead to the south-facing balcony, this apartment allows plenty of natural light into the living area. From the private balcony you can enjoy views across the garden city and bathe in the sunlight. This modern apartment block is situated next to the gorgeous Elephant Park, which offers plenty of green space and is only a 13 minute walk from Ebbsfleet International train station which has services to London St Pancras which take just 19 minutes! This immaculate property is a perfect opportunity for first time buyers who are looking for a modern home in an exciting new development,

### Property Features

- Modern Apartment
- 3rd Floor
- South Facing Balcony
- 13 Minute Walk to Ebbsfleet International Train Station
- Situated Next to Park



## Interior

**Entrance Hall** Radiator. Karndean flooring.

**Open Plan Living** 25.48 x 10.24 Lounge Area: Double glazed French doors leading to balcony. Two radiators. Karndean flooring.

**Kitchen Area:** Range of matching wall and base units with complimentary work surface over. Stainless steel sink with drainer. Integrated electric oven, hob and extractor. Integrated washing machine and fridge freezer. Spotlights. Karndean flooring.

**Bedroom One** 18.48 x 8.51 Double glazed window to front. Built in wardrobes. Radiator. Carpet.

**Ensuite Shower Room** 6.68 x 6.4 Low level WC. Fitted wash hand basin. Shower cubicle. Part tiled walls. Heated towel rail. Extractor fan. Spotlights. Karndean flooring.

**Bedroom Two** 12.01 x 7.58 Double glazed window to front. Radiator. Carpet.

**Bathroom** 6.69 x 5.60 Low level WC. Fitted wash hand basin. Panelled bath with shower attachment. Heated towel rail. Extractor fan. Spotlights. Karndean flooring.

## Exterior

Private balcony

Allocated parking bay

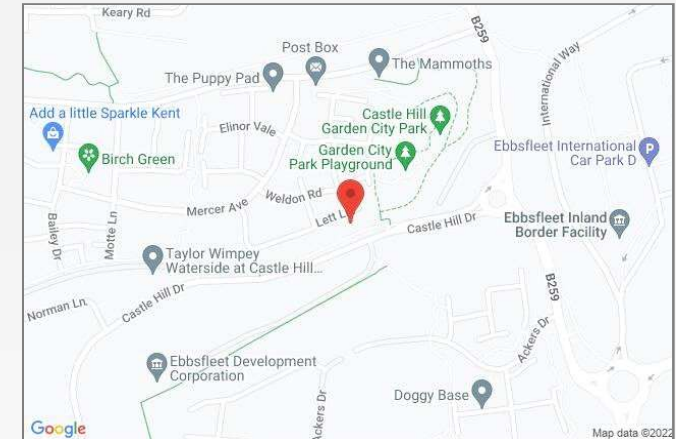






## Property Location

Lett Lane, Castle Hill, Ebbsfleet Valley, DA10 1BS



## Additional Information

Dartford Borough Council - Tax Band D

Total floor area: 65 sq. metres

## Leasehold Information:

Lease created on: 26th May 2017

Current annual ground rent: £368

Current annual service charge: £1500

(All information regarding lease term and service charges are based on information supplied by the seller and should be verified by your solicitor).

## FOR MORE INFORMATION CONTACT US TODAY.

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