



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

 2  2  1 Guide Price £280,000 Leasehold

ROBINSON-JACKSON
Our service will **move** you

Lett Lane, Castle Hill

Robinson Jackson are delighted to present this one of a kind two bedroom apartment with allocated parking situated in the heart of Castle Hill. This property features two spacious bedrooms; one with an en-suite, an open plan living room/kitchen diner making it perfect for socialising. This property also features a South facing wrap around balcony perfect for the summer weather. Within close distance to Ebbsfleet train station, local shops and amenities it is a highly sort after location.

If you are interested in arranging a viewing for this property please contact our Ebbsfleet Garden City office and one of our sales team will be happy to help.

Property Features

- Allocated Parking
- Open plan living room/kitchen area
- Two double bedrooms, one with en-suite
- Wrap around balcony
- South facing
- Within walking distance to local amenities



Interior

Entrance Hall: Storage cupboard. Radiator. Laminate flooring.

Open Plan Living: 6.43m x 4.32m (21'1" x 14'2")

Kitchen Area: Double glazed window. Range of matching wall and base units with complimentary work surface over. Integrated electric oven, induction hob and extractor. Integrated dishwasher. Integrated washer/dryer. Integrated fridge freezer. Spotlights. Laminate flooring.

Living Area: Double glazed doors leading to wrap around balcony. Double glazed window to side. Radiator. Laminate flooring.

Bedroom One: 3.5m x 3.43m (11'6" x 11'3") Double glazed window. Radiator. Carpet.

Ensuite Bathroom: 2.8m x 1.57m (9'2" x 5'2") Double glazed frosted window. Low level WC. Vanity wash hand basin. Shower cubicle. Heated towel rail. Tiled walls. Vinyl flooring.

Bedroom Two: 3.23m x 2.84m (10'7" x 9'4") Double glazed window. Radiator. Carpet.

Bathroom: 1.96m x 1.88m (6'5" x 6'2") Low level WC. Floating wash hand basin. Panelled bath with shower attachment. Radiator. Extractor fan. Part tiled walls. Vinyl flooring.





Exterior

Wrap around balcony.

Allocated parking bay.

Additional Information

Dartford Borough Council - Tax Band D

Boiler is located in a cupboard

Total floor area: 70 sq. metres

Leasehold Information

Lease created: October 2016

Time remaining on lease: Approx. 150 years (2022)

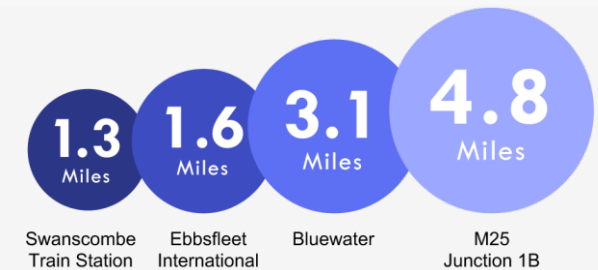
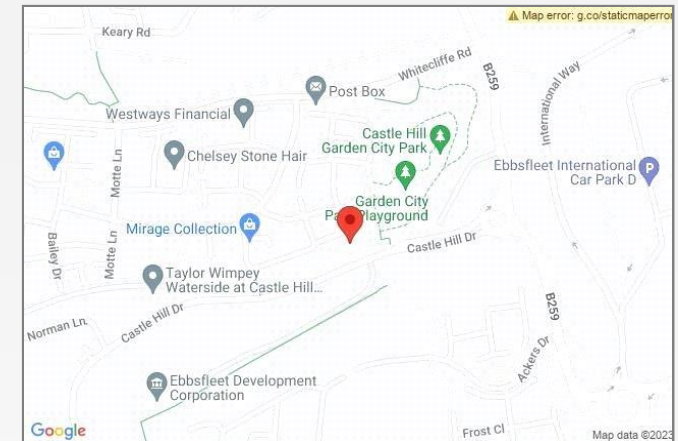
Ground Rent: £375 Per Annum

Service Charge: £1,750 Per Annum

(All information regarding lease term and service charges have been provided by the seller and should be verified by your solicitor).

Property Location

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



*All distances from branch postcode. Train time from nearest station.

**FOR MORE INFORMATION
CONTACT US TODAY.**

01322 624440

Robinson Jackson
39 High Street,
Swanscombe
Kent,
DA10 0AG

swanscombe@robinson-jackson.com



These particulars do not form part of an offer or contract and must not be relied upon as statements or representation of fact. Any areas, measurements, journey times or distances are approximate. The text, images, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and we have not tested any services, equipment or facilities. References to tenure are based on information supplied by the seller. Buyer should verify all information themselves by inspection or otherwise prior to a legal commitment to purchase. Photos and images are subject to copyright.