



# Discovery Drive

Swanley | Kent | BR8 8FB







# Discovery Drive

Swanley, Kent, BR8 8FB

Guide Price £280,000 - £300,000  
Leasehold

Welcome to the popular Downsvieview Development! This stunning 2 bedroom, 2 bathroom ground floor apartment boasts a modern and spacious open plan living space that is perfect for entertaining guests and spending time with family. The apartment comes with its very own private terrace, which is a great space for alfresco dining, relaxing, and enjoying the outdoors.

The apartment is conveniently located close to Swanley station, providing fast and easy access to London Bridge, Blackfriars, and Victoria. You'll love the fact that local amenities, including shops, restaurants, and cafes, are within walking distance, making it easy to run errands and grab a quick bite to eat without having to travel far.

The apartment features 2 double bedrooms, which offer plenty of space for rest and relaxation. The master bedroom has its own en-suite bathroom, providing extra privacy and convenience. Additionally, the apartment comes with another bathroom, ensuring that everyone has access to their own facilities.

One of the standout features of this apartment is its own private terrace, which is partly paved and partly gravelled, with a glass balustrade and outside lighting. This creates a stylish and functional space that is perfect for alfresco dining, relaxing, and enjoying the outdoors.





## Benefitting from:

- 2 Double Bedrooms
- 2 Bathrooms
- Open Plan Living Space
- Private Terrace
- Allocated Parking
- Close to Station
- 900 Plus Year Lease
- Council Tax: C
- EPC Rating: B

## Accommodation

**Entrance Hall** Providing access to bedrooms, bathroom and living space. Radiator. Storage cupboard.

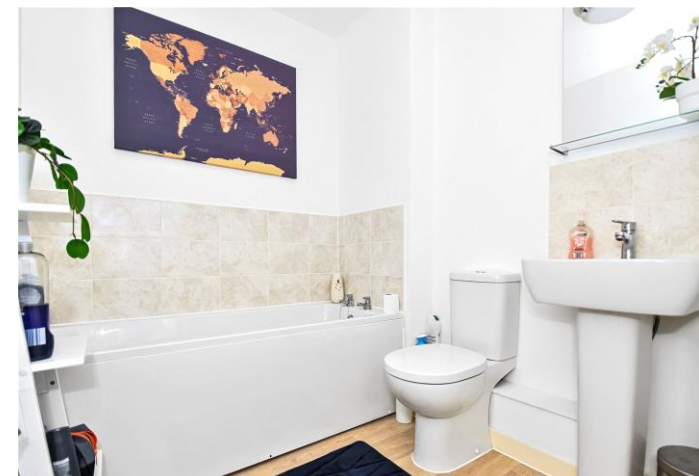
**Lounge/Diner** 5.8m x 2.95m (19' x 9'8") Double glazed French doors to private terrace. Radiator. Open to kitchen.

**Private Terrace** Part patio. Part gravel. Outside lighting. Ideal for alfresco dining.

**Kitchen** 2.95m x 1.9m (9'8" x 6'3") Open to lounge/diner. Range of matching wall and base cabinets with countertop over with inset sink/drainage and gas hob with integrated oven under. Space for fridge/freezer, washing machine and dishwasher.

**Bedroom One** 5.8m x 2.5m (19' x 8'2") Double glazed window to front. Radiator. Access to private ensuite shower room.

**Ensuite Shower Room** 1.9m x 1.6m (6'3" x 5'3") Enclosed cubicle shower. Wash basin. Low level wc. Radiator.







**Bedroom Two** 4.3m x 2.54m (14'1" x 8'4") Double glazed window to front. Radiator. Cupboard housing combi boiler providing storage.

**Bathroom** 2.06m x 1.9m (6'9" x 6'3") Enclosed panelled bath. Wash basin. Low level wc. Radiator.

## Exterior

Terrace: Own Terraced Area: Part patio. Part gravel. Glass balustrade. Outside lighting. Ideal for alfresco dining.

Communal Gardens Open spaces including a bright green to the front with benches. Wide open space with pond within a short walk.

Allocated Parking One space provided with visitors spaces available for guests.

## Leasehold Information

Time remaining on lease: Approx. 995 years and 8 months

Ground Rent: £250 Per Annum

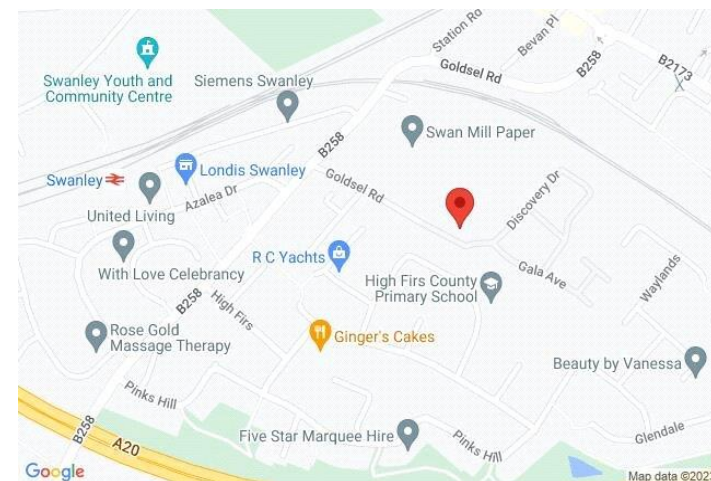
Service Charge: £1,631 Per Annum

Council Tax - C

EPC Rating - B



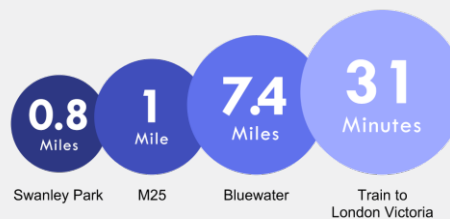




## Important Notice

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## Location



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

(All distances & times are approximates)

## FOR MORE INFORMATION CONTACT US TODAY.

Michelle Dean - Branch Partner

01322 666444

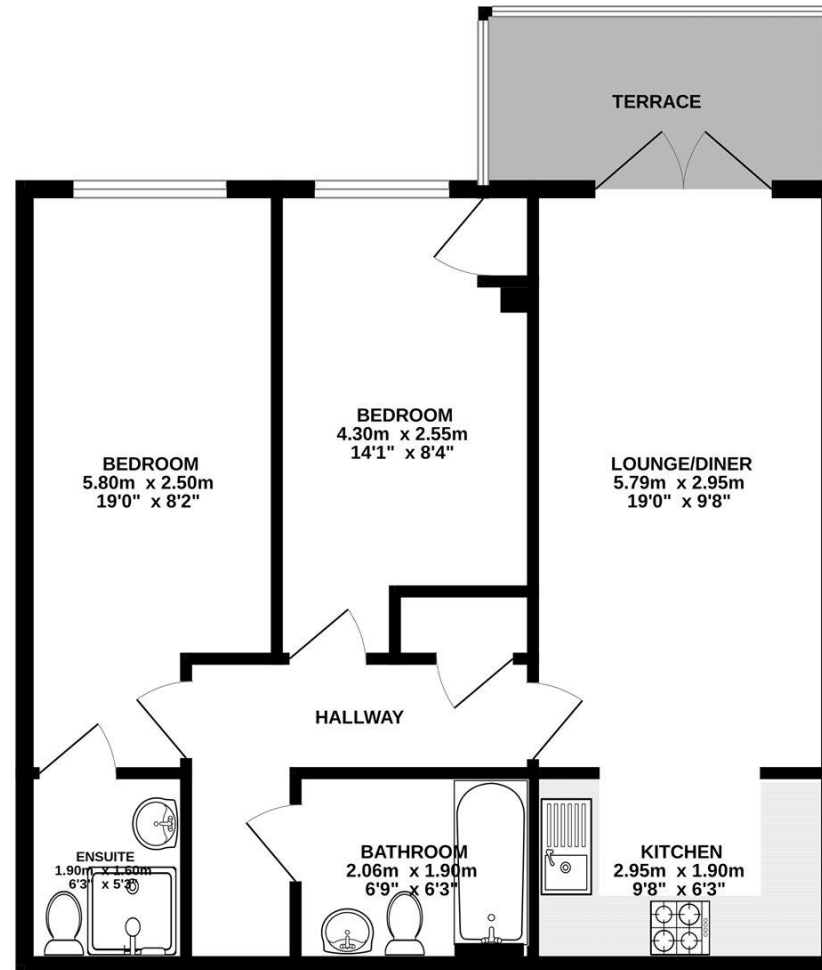
Robinson Jackson  
39 High Street,  
Swanley,  
Kent BR8 8AE

swanley@robinson-jackson.com

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**ROBINSON-JACKSON**

**GROUND FLOOR**  
**62.0 sq.m. (667 sq.ft.) approx.**



**TOTAL FLOOR AREA : 62.0 sq.m. (667 sq.ft.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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