



Compass Court

Waterside | DA11 9FA

MARITIME GATE



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Waterside, DA11 9FA

Guide Price £200,000-£220,000

Leasehold

Introducing this gorgeous Two Bedroom Apartment with Allocated Parking and sun trap Patio area in the sought after Waterside Development offered with no forward chain.

Benefitting from:

- Two Double Bedrooms
- Private Patio
- Storage Space
- Allocated Parking
- Open Plan Living
- Great Condition Throughout
- Council Tax: C
- EPC Rating: C



Accommodation

Entrance Hall: 4.1m x 1.4m (13'5" x 4'7")

Entrance door into hallway. Entryphone intercom. Two built-in storage cupboards. Electric heater. Carpet. Doors to: -

Lounge: 0.38m³ x 3.94m (1'3"3 x 12'11")

Double glazed French doors leading to small patio area. Double glazed window to side x2. Electric heater. Carpet.

Kitchen: 3.7m x 1.96m (12'2" x 6'5")

Double glazed window to front. Wall and base units with work surface over. Built-in oven and hob with extractor hood over. Free standing fridge freezer. Space and plumbing for washing machine. Vinyl flooring.

Bedroom 1: 4.22m x 3.15m (13'10" x 10'4")

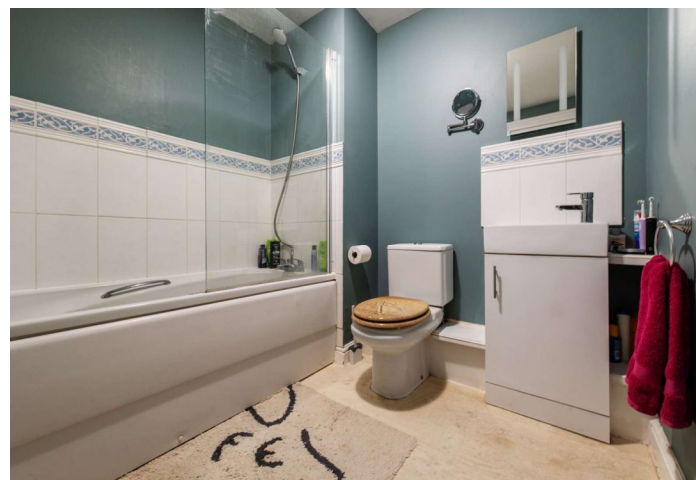
Double glazed window to rear. Electric heater. Carpet.

Bedroom 2: 3.68m x 3.45m (12'1" x 11'4")

Double glazed window to rear. Electric heater. Carpet.

Bathroom: 2.13m x 2.08m (7' x 6'10")

Suite comprising panelled bath with overhead shower. Wash hand basin. Low level w.c. Wood flooring.





Exterior

Patio area: Small patio area.

Leasehold Information

Time remaining on lease: Approx. 103 years and 9 months.

Ground Rent: £125 Per Annum Cliff Charge
£100 (Paid £50 half yearly)

Service Charge: £126 Per Annum

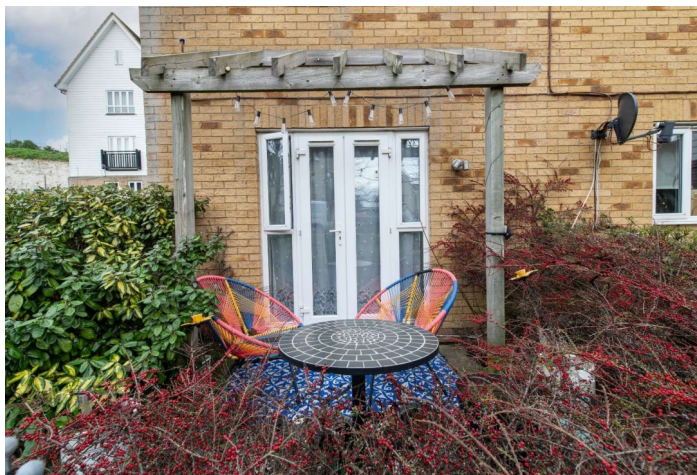
Ground Rent Review Date:

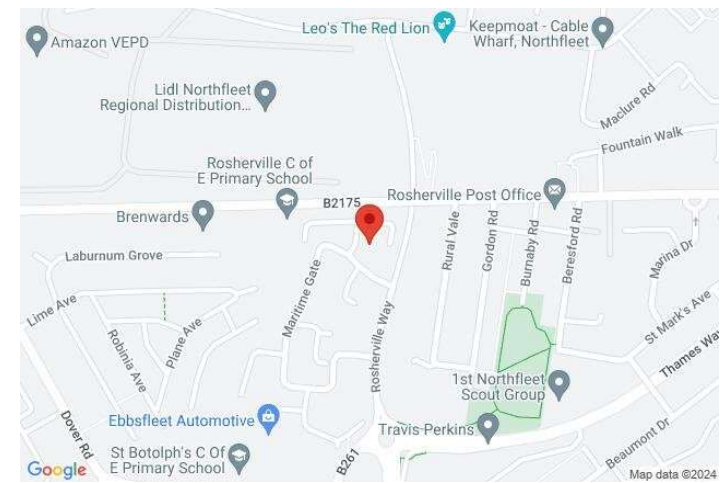
Additional Information

The Waterside development is a safe and friendly area to live with great access to the town centre for shops and amenities. With local railway links and coach services to London, you will have plenty of options for travelling, including Ebbsfleet station for Stratford and St Pancras. The communal area and surrounding gardens are well maintained.

Council Tax - C

EPC Rating - C

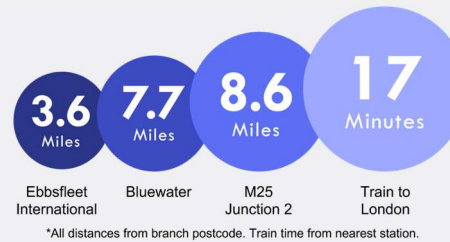




Important Notice

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.

Location



(All distances & times are approximates)

FOR MORE INFORMATION CONTACT US TODAY.

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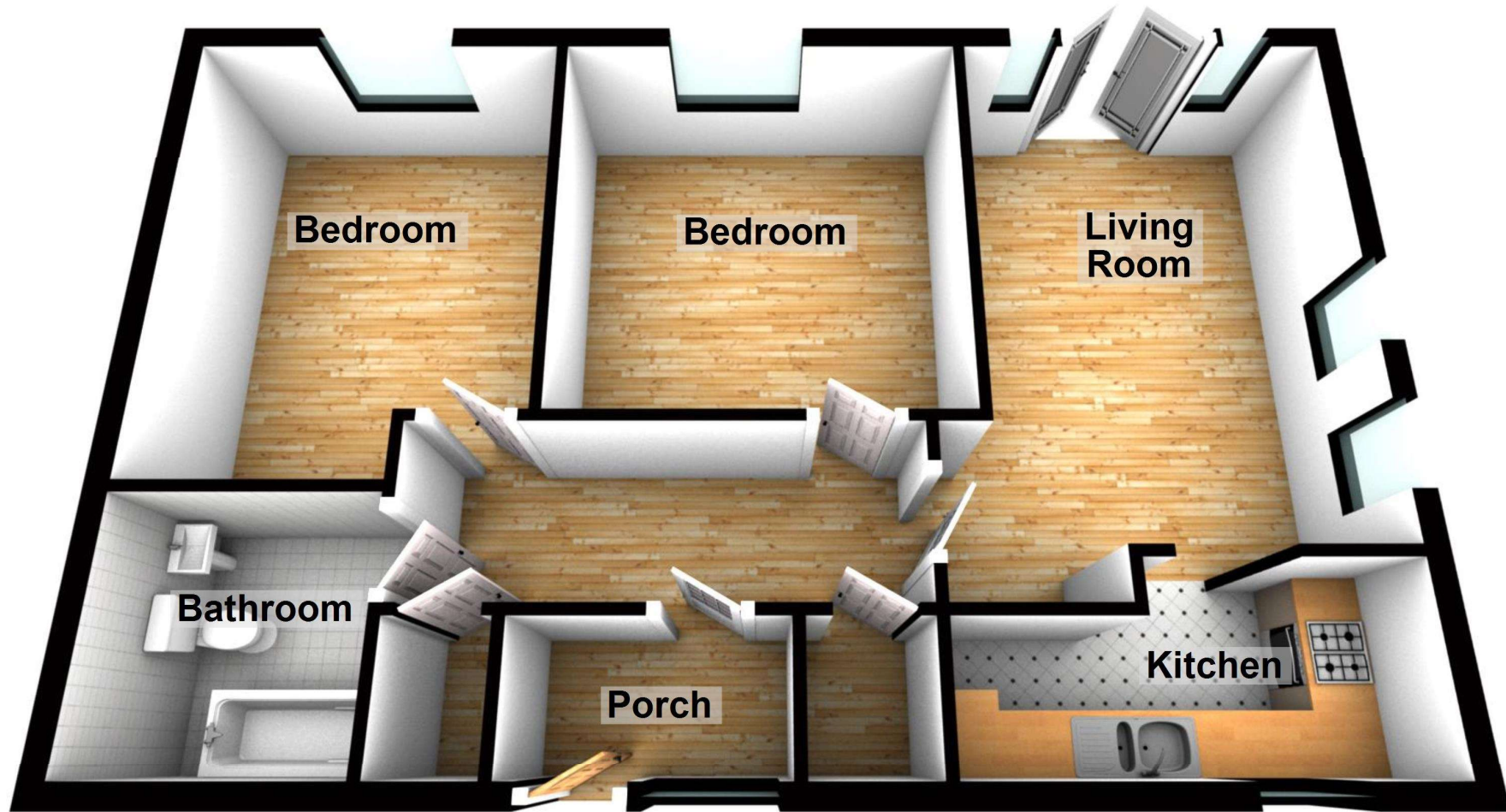
SALES | MORTGAGES | LEGALS

ROBINSON MICHAEL & JACKSON



Ground Floor

Approx. 675.5 sq. feet



Total area: approx. 675.5 sq. feet

Please be advised this plan is offered for marketing purposes only. It can not be relied upon for exact or precise measurements, angles, window or door openings. Whilst every effort is made to ensure the accuracy the company or provider accepts no responsibility for the content.

Plan produced using PlanUp.

