



VILLAGE ESTATES

• EST.1993 •



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VACANT / CHAIN FREE

**MODERN WALKIN SHOWER
ROOM**

**CLOSE TO BUS STOPS & HIGH
STREET**

**PRIVATE BALCONY OVER
LOOKING GARDENS**

**WELL MAINTAINED
BUILDING/GROUNDS**

LIFT TO ALL FLOORS



**18a Tudor Court
Hatherley Crescent
Sidcup, DA14 4HY**

£250,000

LARGER THAN AVERAGE Two bedroom RETIREMENT PROPERTY situated on the **FIRST FLOOR** within one of Sidcup's most popular retirement buildings. Well decorated internally with **FITTED KITCHEN** and **SHOWER ROOM**. This apartment also benefits from a **LONG LEASE**, **PRIVATE BALCONY** overlooking very well maintained grounds and **RESIDENTS PARKING**.

EPC RATING: D

COUNCIL TAX BAND: C

TENURE: Leasehold

LEASE TERM: New 99 Year Lease



Hatherley Crescent, DA14

Approximate Gross Internal Area = 61 sq m / 659 sq ft



First Floor

IN

CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. Whilst every attempt has been made to ensure the accuracy of the floor plan 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. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability. The accuracy of these details are not guaranteed and they do not form part of the contract.