



Offers in Excess of £325,000  
Wickham Street, Welling, DA16 3DF

Christopher  
Russell  
PROPERTY SERVICES



AGENTS NOTES: No statement in these particulars is to be relied upon as representations of fact and purchasers should satisfy themselves by inspection, or otherwise, as to the accuracy of the statements contained herein. These details do not constitute any part of any offer or contract. Christopher Russell have not tested any equipment or heating system mentioned and purchasers are advised to satisfy themselves as to their working order. Great care is taken when measuring but measurements should not be relied upon for ordering carpets, equipment etc.

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Christopher Russell Property Services

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Significantly larger than average three bedroom split level first and second floor apartment situated in a very convenient location set back from the road just over half a mile from Welling train station.

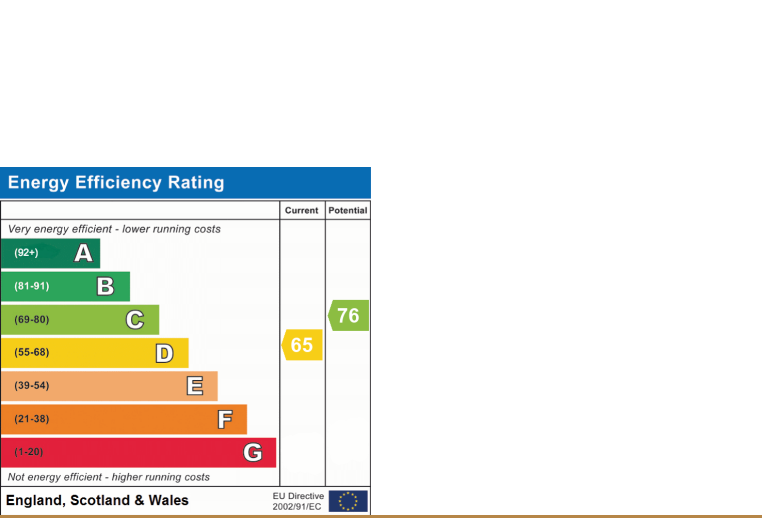
The property has had a lot of modernisation including the plastering of walls and ceiling, a recently modernised fitted integrated kitchen, recently modernised shower room and new flooring.

The lease has in excess of 900 years unexpired and well maintained communal gardens.

There is a designated parking space.

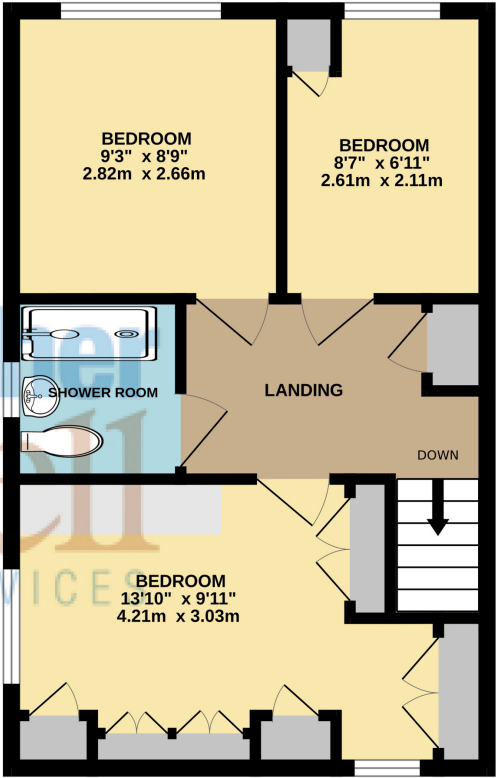
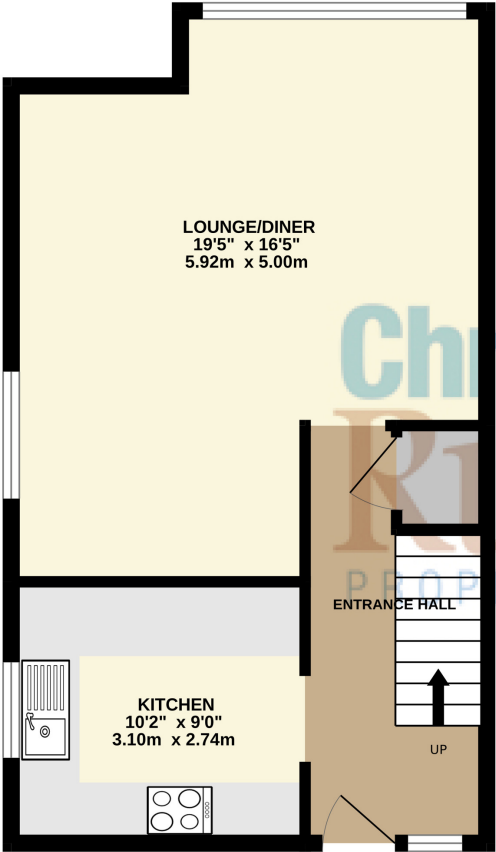
Council Tax Band C.

Agents Note: Material Information is available online as brochure 2 below.



SECOND FLOOR  
454 sq.ft. (42.2 sq.m.) approx.

THIRD FLOOR  
427 sq.ft. (39.7 sq.m.) approx.



TOTAL FLOOR AREA : 881 sq.ft. (81.8 sq.m.) 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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