



One Bedroom Apartment
Woodlands Court, Walderslade, Kent, ME5 9GJ

Offers in Region of £140,000
Leasehold

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Description

No Chain and offered in immaculate order throughout, with the convenience of Walderslade Village shops and amenities on the doorstep, this retirement apartment consists of spacious entrance hall, lounge / diner with electric fire and surround, modern fitted kitchen with integrated oven and hob. The bedroom has the benefit of fitted wardrobes. The apartment also offers a modern fitted shower room with walk in double shower, with a communal lounge area as well as a communal kitchen and laundry room. Parking for residents. Please call the Greyfox Sales Team for further details.

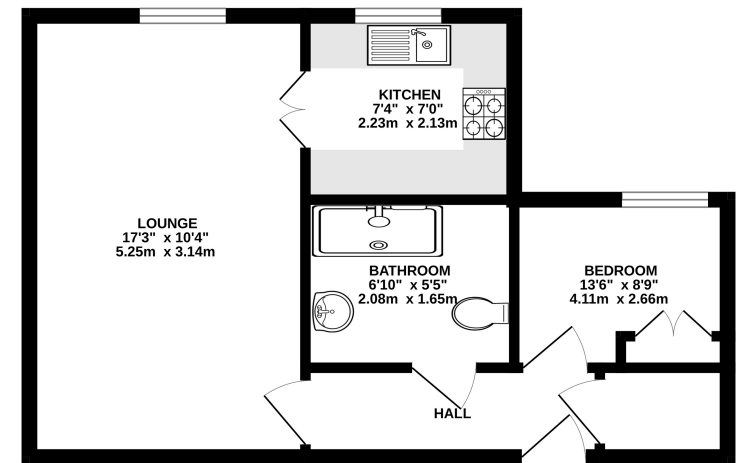
Key Features

- One bedroom apartment
- Immaculate Condition
- Second Floor
- Lift to all floors
- Local shops and amenities
- 24 hour emergency care line system
- Resident Parking
- Leasehold

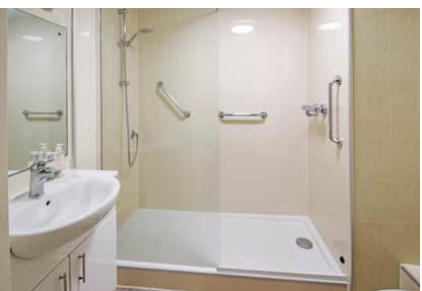
Local Area

Walderslade is within reach of local primary and secondary schools, shopping parades, doctors surgery and dentist. Being close to Chatham and Maidstone town centres, Capstone Valley Ski and Snowboard Centre, Historic Rochester and Dockside centre plus Bluewater Shopping Centre being approximately 20 minutes away by car. The area offers good transport links to the A2/M2, M20 and M25 plus Ebbsfleet International and Ashford.

GROUND FLOOR
377 sq.ft. (35.0 sq.m.) approx.

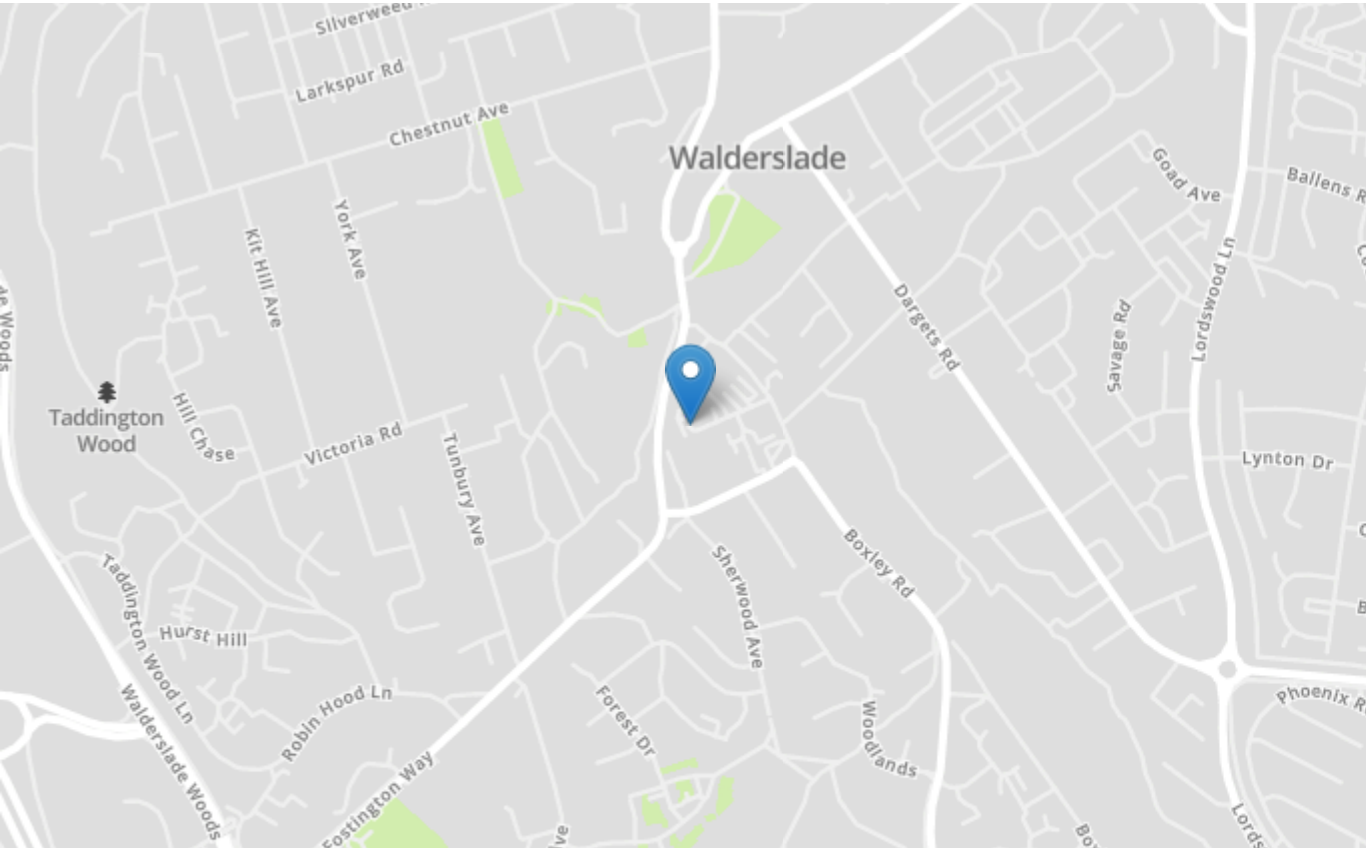



TOTAL FLOOR AREA: 377 sq.ft. (35.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metrepro v2024



Property Location

Woodlands Court, Walderslade, Kent, ME5 9GJ



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B	87	88
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC 	

Tenure

Leasehold

Lease Term

125 years from 1/3/02

Ground Rent

£350 per year 23/24

Service Charge

£3284.84 YR 23/24

Local Authority

Medway

Council Tax

Band B

Greyfox Walderslade

Unit 2, Thetford House
 Walderslade Village Centre
 Walderslade Road
 Chatham
 Kent
 ME5 9LR

Tel: 01634 672227 Email:
 walderslade@greyfox.co.uk

Greyfox Rainham

67C High Street
 Rainham
 Kent
 ME8 7HS

Tel: 01634 377737 Email:
 rainham@greyfox.co.uk

Agent Notes

These particulars are prepared as a general guide to a broad description of the property and should not be relied upon as a statement or representation of fact and do not constitute part of an offer or contract. The seller does not make or give nor do our employees or Greyfox have authority to make or give any representation or warranty to the property. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by you on inspection and your solicitor prior to exchange of contracts. If there are any points of particular importance to you we will be pleased to check the information for you and to confirm that the property remains available. This is particularly important should you be travelling some distance to view and where statements have been made by us to the effect that the information has not been verified. The copyright of all details, photographs and floorplans remain exclusive to Greyfox. For details of our privacy policy and referral fee arrangements with any of our selected partner companies please visit <https://www.greyfox.co.uk/legal/privacy> and <https://www.greyfox.co.uk/referral-fees>.