
THE HOMES GROUP
James Smith Court, Dartford, DA1 5XL
Asking price £230,000 Leasehold
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The Homes Group are delighted to offer to the market this immaculately presented one bedroom fourth floor apartment situated at the popular Langley square development located opposite Dartford Station.

The accommodation comprises of an entrance hall with storage cupboard, an impressive 23'7 x 14'1 living room which has a balcony and is open to the kitchen area, a 13'10 x 9'6 bedroom with built in wardrobes and a bathroom.

There is an allocated parking space in the secure undercroft parking area and a lift to all floors.

Lease: 125 year lease from 2019. Service Charge £1837.20. Ground Rent £0. Lease details are to be verified by the vendors solicitors.

Entrance Hall

Living Room
23'7 x 14'1 incl kitchen (7.19m x 4.29m incl kitchen)

Balcony
5'3 x 5' (1.60m x 1.52m)

Kitchen Area
9'9 x 7'7 (2.97m x 2.31m)

Bedroom
13'10 to wardrobes x 9'6 (4.22m to wardrobes x 2.90m)

Bathroom
7'4 x 6'10 (2.24m x 2.08m)

Allocated Parking Space

Tenure - Leasehold

Council Tax - Band C













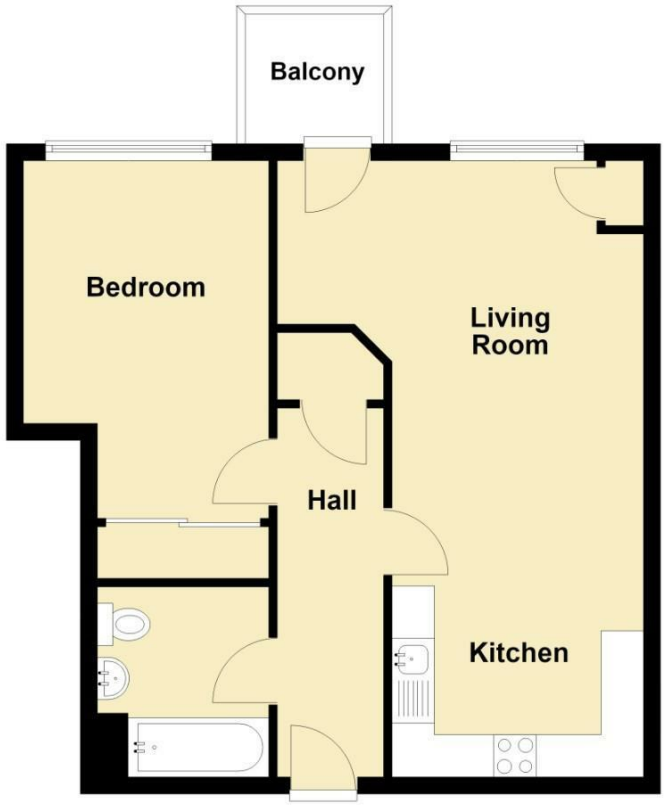




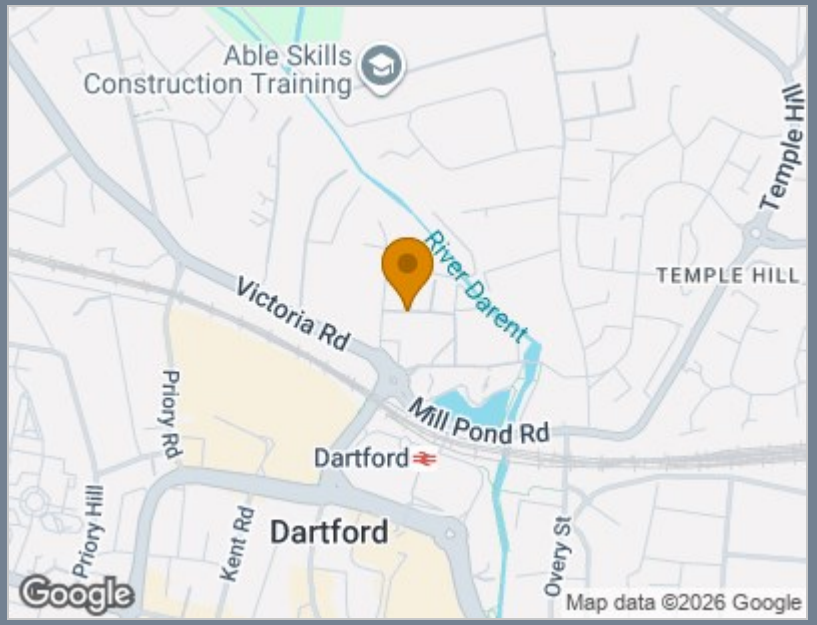


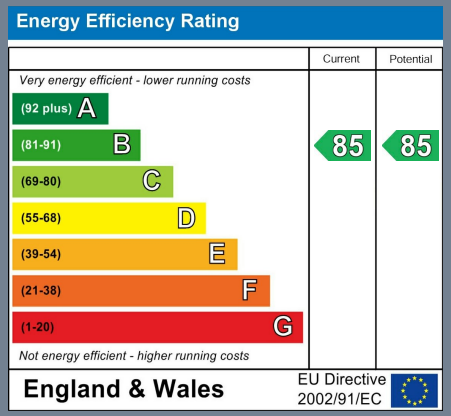


Fourth Floor



Total area: approx. 49.7 sq. metres (534.9 sq. feet)





Viewing

Please contact The Homes Group Office on 01322 875000
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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