THE HOMES GROUP

Lansdowne Square, Gravesend, DA11 9LX

By auction £160,000 Leasehold - Share of Freehold

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Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £160,000

A fantastic opportunity to purchase this Victorian style two bedroom top floor converted flat which is offered with no forward chain and has views of the River Thames from the living room plus its conveniently located for Gravesend Town Centre and Train Station.

The entrance hall leads to the living kitchen area, both bedrooms and the bathroom. The living and kitchen area has double glazed sash windows to both the side and rear offering partial views of the River. There is there is a built oven hob and fridge freezer plus plumbing for the washing machine in the kitchen area. The bathroom has a bath with shower over and tiled walls and floors.

The current lease has 986 years until expiry on 28th September 3008. We have been advised the current annual service charge is £1525.

Please see the Auctioneers Additional Comments on our website www.thehomesgroup.co.uk

**Communal Entrance Hall**

**Entrance Hall**

**Living/Kitchen Area**
17' x 13'2 (5.18m x 4.01m)

**Bedroom One**
13'2 x 12' (4.01m x 3.66m)

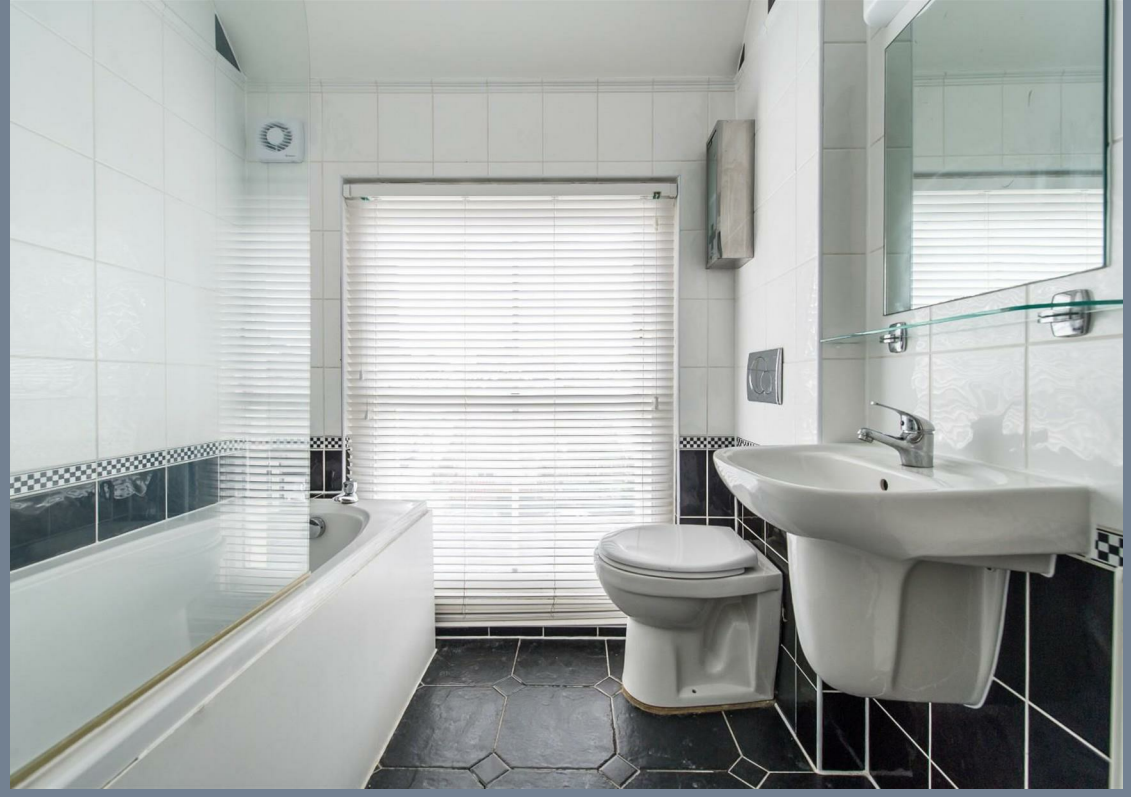
**Bedroom Two**
9'1 x 7' (2.77m x 2.13m)

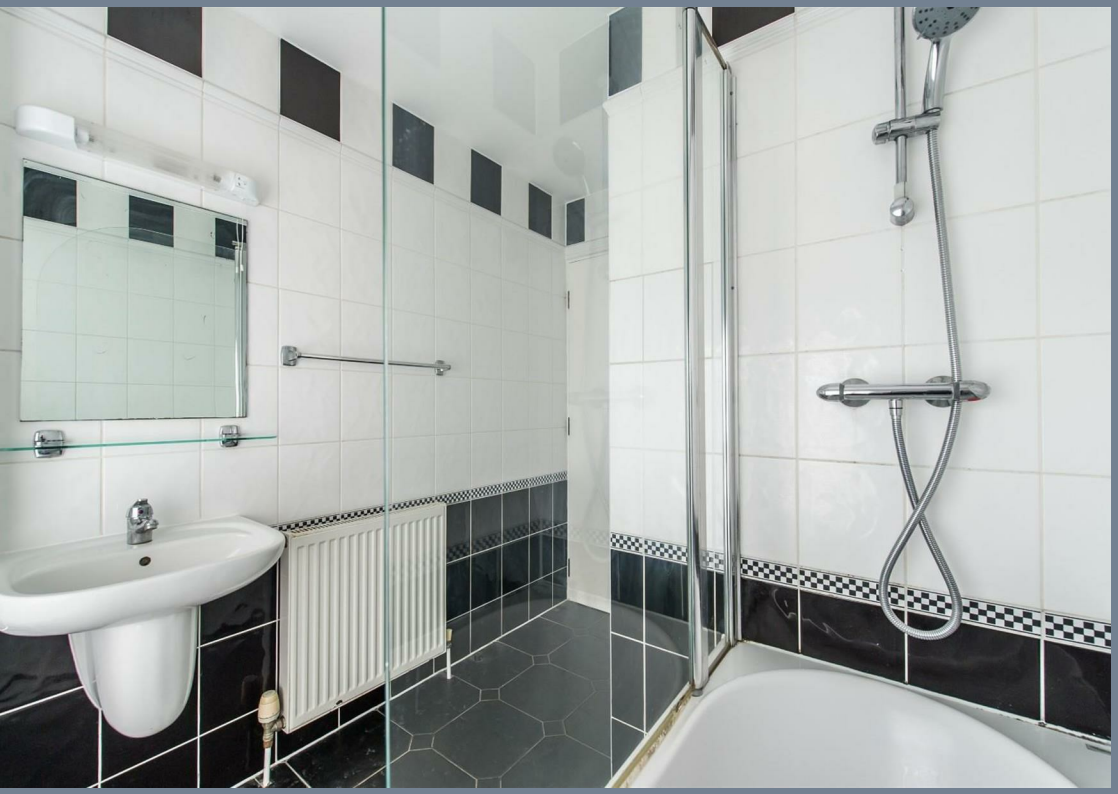
**Bathroom**
9'3 x 6'3 (2.82m x 1.91m)

**Tenure - Leasehold**

**Council Tax - Band C**

**Terms of sale - Auction**





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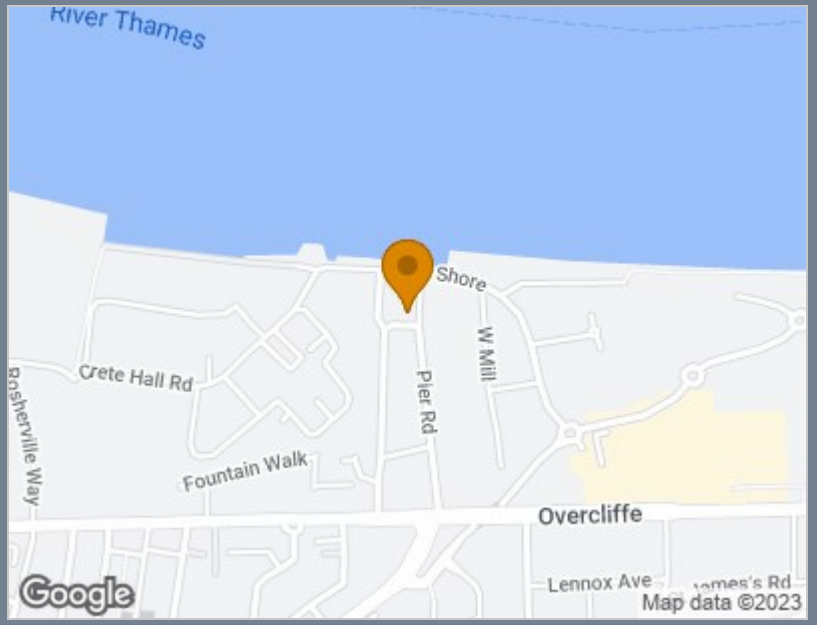
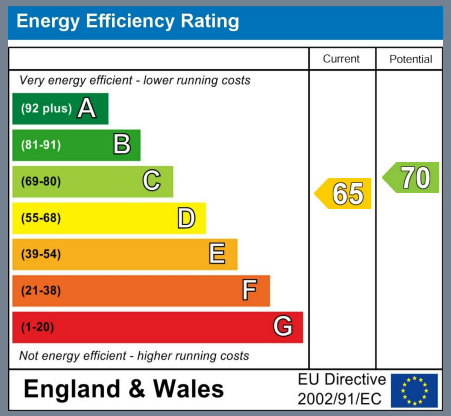
## Second Floor

Approx. 49.6 sq. metres (534.1 sq. feet)

Total area: approx. 49.6 sq. metres (534.1 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.

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