



Montague Court
Station Road
Sidcup
DA15 7DQ

Larger than average 2 bedroom first floor apartment in this well maintained development just a short walk from Sidcup train station, shops and restaurants.

It would make a fantastic first time buy or purchase for anyone downsizing. The property briefly comprises of: a secure and well maintained communal entrance, front door, entrance hall, a 28' lounge providing access out onto the balcony, modern kitchen, two double bedrooms and a family bathroom. Externally there are beautifully maintained gardens and a private garage.

Share of Freehold

The apartment benefits from a Share of Freehold and will be sure to get interest. Interned viewing comes highly recommended so as to appreciate how much space is on offer here.



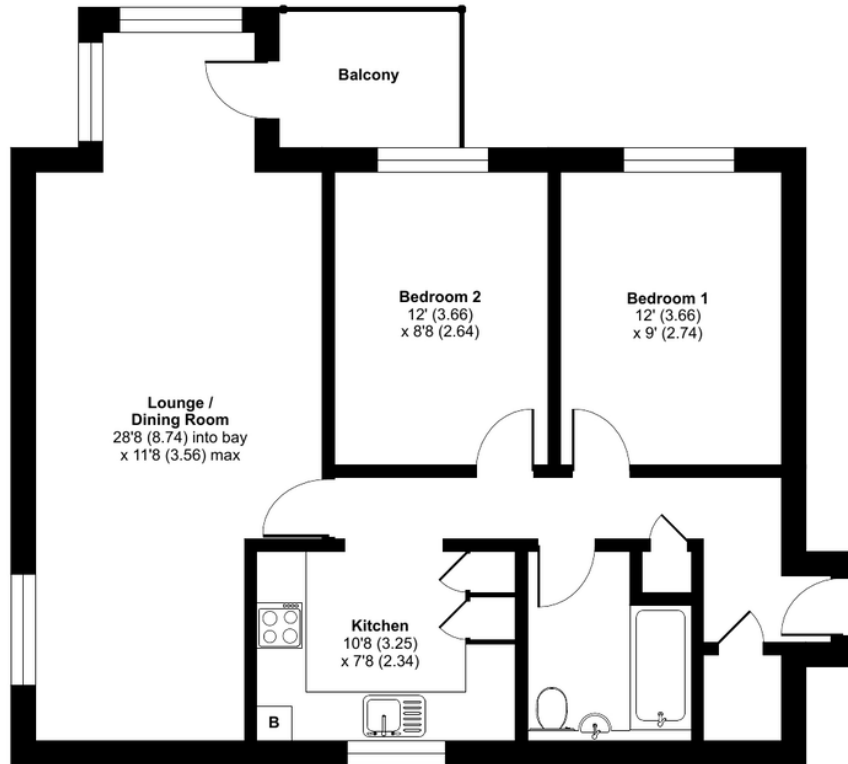
Local Authority Bexley London Borough
Council
Council Tax Band C
EPC Rating C

Share of Freehold
Lease 990 years
Service Charge £1,392 per annum
Ground Rent none

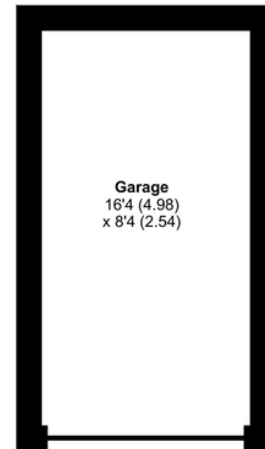
Station Road, Sidcup, DA15

Approximate Area = 737 sq ft / 68.5 sq m
Garage = 136 sq ft / 12.6 sq m
Total = 873 sq ft / 81.1 sq m

For identification only - Not to scale



FIRST FLOOR



Drewery Property Consultants
128 Station Road
Sidcup
Kent
DA15 7AF

Contact
020 8269 6605
info@drewery.co.uk
www.drewery.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.