

136B High Street, Tenterden, TN30 6HT

Offers In The Region Of £285,000 - LEASEHOLD

Rush Witt & Wilson are pleased to offer this well-proportioned first floor apartment located on the picturesque tree lined High Street of Tenterden.

The well-presented accommodation comprising of a ground floor enhance hallway with stairs rising to a spacious landing area, kitchen/breakfast room, dining room, living room, bath/shower room and two bedrooms.

Further benefits include gas central heating and double glazed sash windows through-out.

For further information and to arrange a viewing please call our Tenterden office on 01580 762927.











Hallway
3'1 x 8'5 (0.94m x 2.57m)

First Floor

Hallway
10'8 x 5'7 (3.25m x 1.70m)

Living Room
13'11 x 13'2 (4.24m x 4.01m)

Kitchen/Breakfast Room
13'10 x 8'1 (4.22m x 2.46m)

Dining Room
13'2 x 9'10 (4.01m x 3.00m)

Bedroom
13'10 x 11'2 (4.22m x 3.40m)

Inner Hallway
8'6 x 5'4 (2.59m x 1.63m)

Bedroom
7'10 x 13' (2.39m x 3.96m)

Bath/Shower Room
4'2 x 10'10 (1.27m x 3.30m)

Agents Note
Council Tax Band - C

Lease - 125 years from 30 September 2005 (104 years remaining)
Ground Rent - £100.00 p/a

Service Charge: 1/3 share of building insurance and any maintenance/exterior upkeep costs when required.

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice:

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Rush, Witt & Wilson in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Rush, Witt & Wilson nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).

2. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only.

3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.

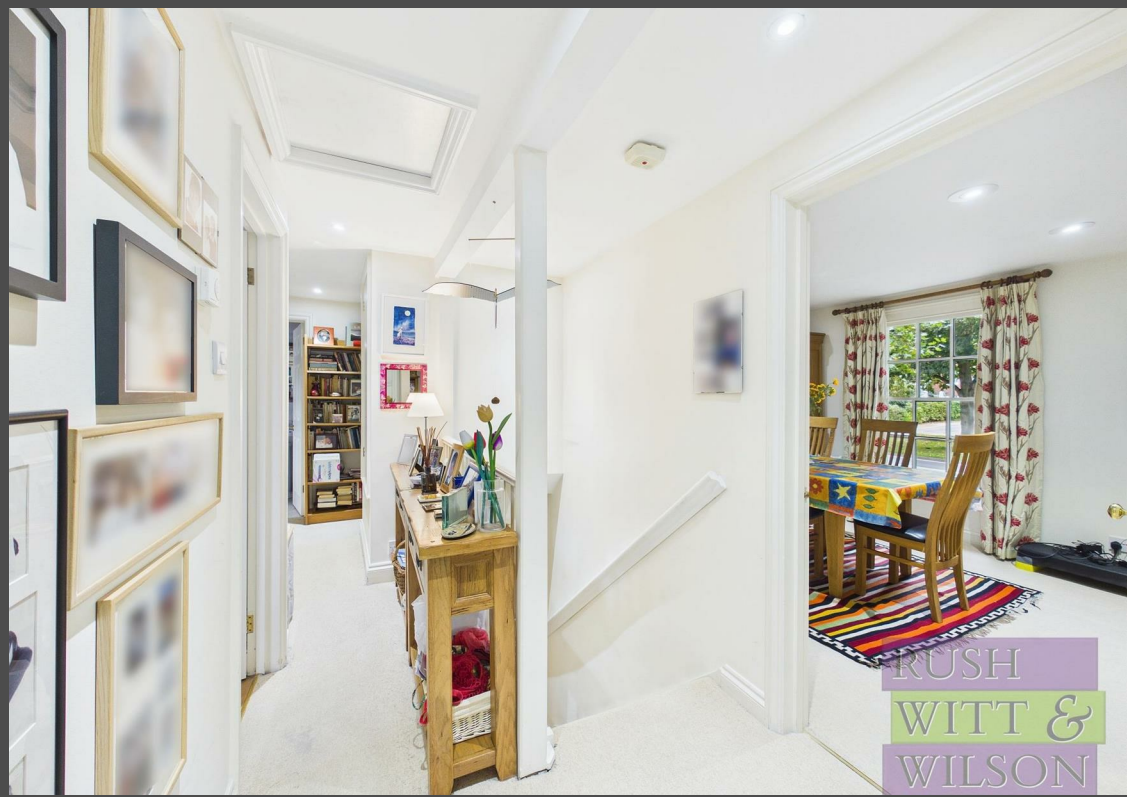
4. VAT: The VAT position relating to the property may change without notice.

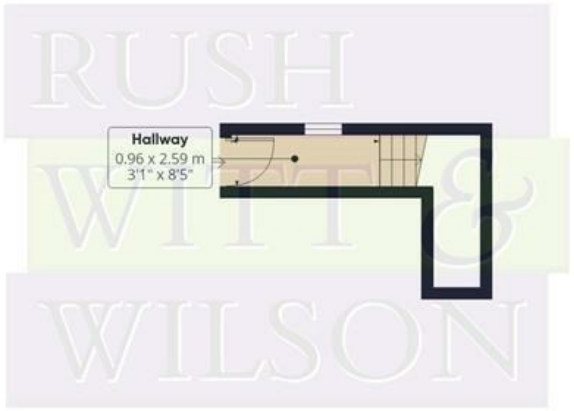
5. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at https://rushwittwilson.co.uk/privacy-policy


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Floor 0



Floor 1



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Approximate total area(1)

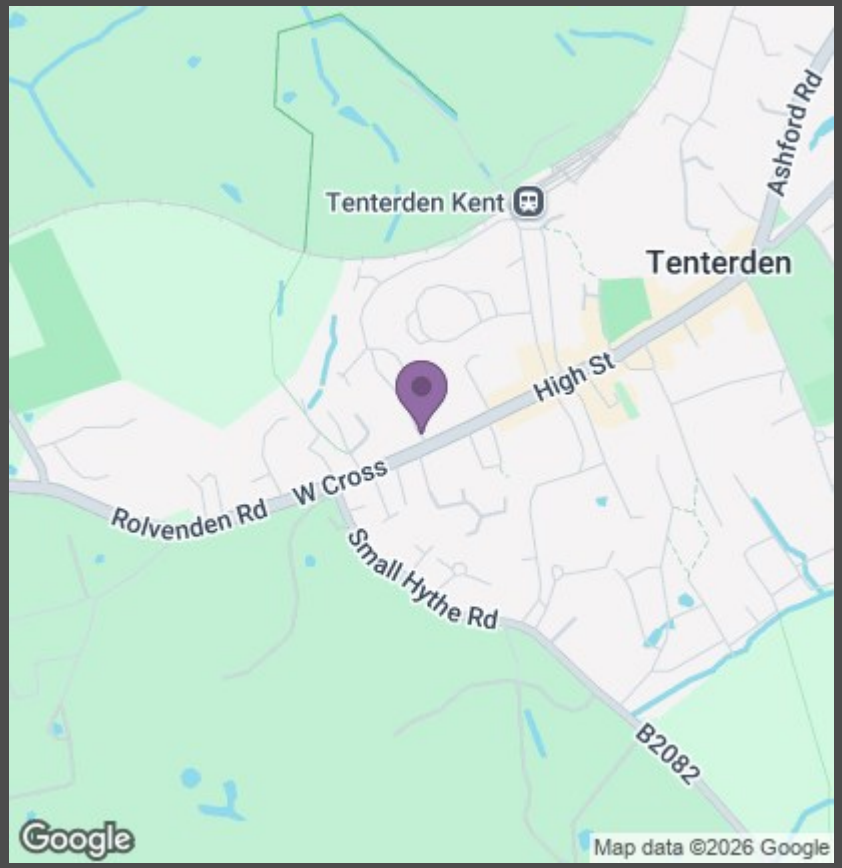
81.7 m²

879 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

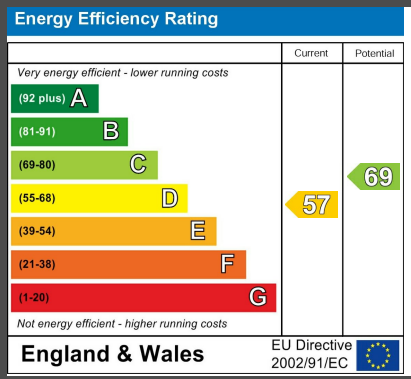
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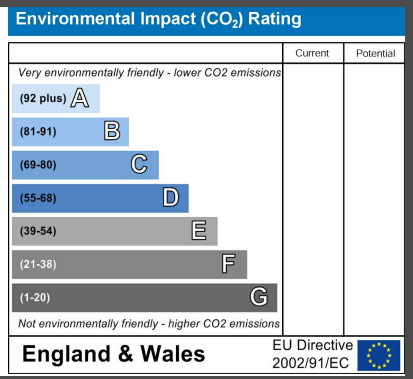












RUSH WITT & WILSON

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Lettings & Property Management

The Property Ombudsman

Relocation agent network

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