

Jenkinson estates

Victoria Mews | Bridgeside

Deal

Asking Price £125,000

Leasehold | 49 SQ. Metres (527.43 SQ. Feet) | Council Tax: A | EPC Rating = C

Ground Floor Retirement Flat | Offering One Bedroom | Spacious Accommodation

Modern Shower Room | Residents Parking | Direct Access to Communal Gardens

Jenkinson Estates are pleased to bring to the market and with no onward chain complication this ground floor retirement flat located in the popular development of Victoria Mews, Bridgeside. This particular apartment is well presented throughout and is ready to move straight into. The accommodation is accessed via an entrance hall that opens into the sitting / dining room, the double bedroom, with built in cupboards and a door leading to the rear communal gardens, and a spacious shower room. The kitchen is accessed from the sitting / dining room. Externally there is residents parking and communal gardens. There is a gas fired central heating system and double glazing. All viewings are strictly through the appointed Sole Agents Jenkinson Estates.









Vendor advises, as of 10/26;

99 Years Lease from November 1984

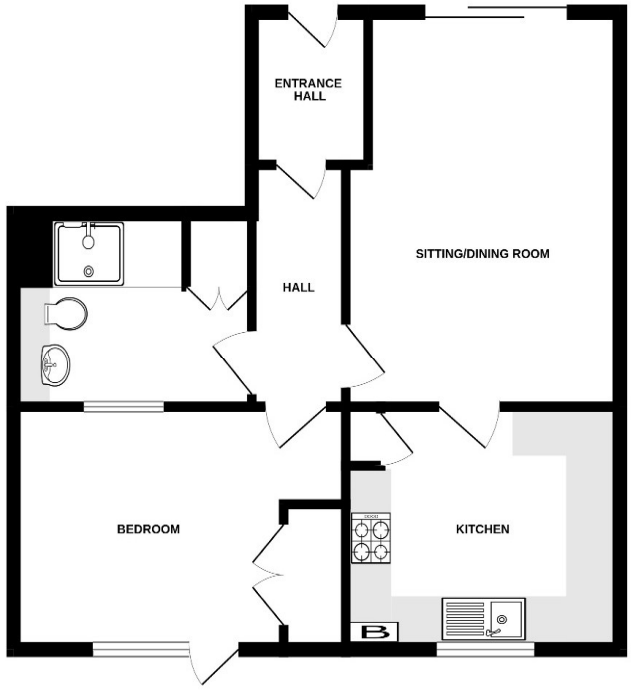
Maintenance/Ground Rent - TBC







GROUND FLOOR




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, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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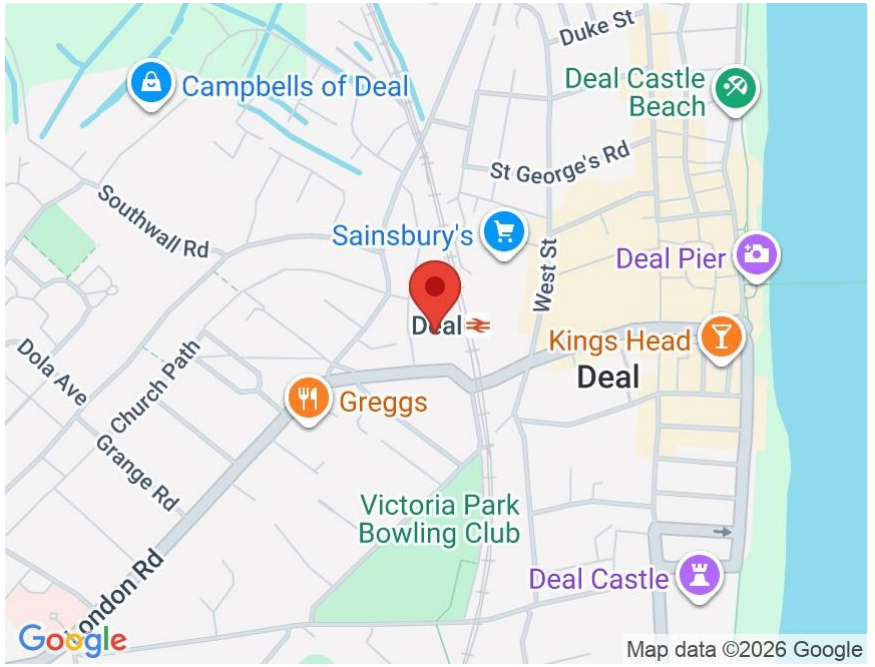


## Accommodation

**Entrance Via;**

**Hallway**

**Sitting Room**
15'5" x 12'3" (4.70m x 3.73m)

**Kitchen**
10'3" x 8'7" (3.12m x 2.62m)

**Bedroom**
11'6" x 9'5" (3.51m x 2.87m)

**Shower Room**
9'4" x 6'10" (2.84m x 2.08m)

**Communal Parking**

**Communal Gardens**

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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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