



£235,000 Asking Price

Kings Court, Little King Street, RH19

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mayhews



A stylish and modern second floor apartment situated in East Grinstead town centre. No chain!

Property description

Kings Court is a modern development constructed in 2018, comprising just 12 individual apartments. This two bedroom second floor apartment offers well presented accommodation in the heart of East Grinstead town centre, within easy reach of the mainline railway station, bus routes, shops, cafés, restaurants and local amenities.

The accommodation comprises an entrance hall with useful storage, leading through to a bright open plan living, kitchen and dining area. The kitchen is fitted with a range of wall and base units, work surfaces and integrated appliances, with a breakfast bar providing additional seating and workspace.

The main bedroom comfortably accommodates a double bed and benefits from fitted wardrobes. The second bedroom is well suited as a single bedroom, guest room or home office.

The bathroom is fitted with a WC, wash hand basin and P shaped bath with overhead shower.

The building is managed via a leaseholder-controlled Right to Manage company.

This is a well presented apartment in a small modern development, offering practical town centre living with the added benefit of secure parking and excellent storage. The property is offered with no ongoing chain.

Viewing is recommended.

Outside

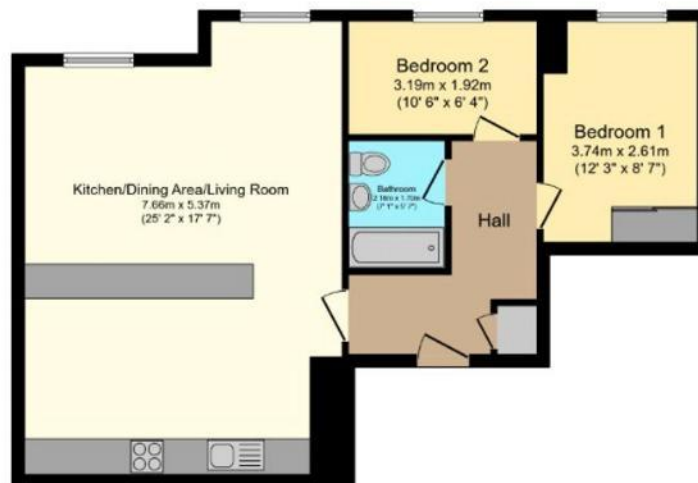
Externally, the property benefits from secure allocated parking within the locked garage area, together with a large storage unit providing valuable additional storage.

EPC = B

Key features

- Modern two bedroom apartment
- Open plan kitchen/dining area/living room
- Well-appointed bathroom
- Secure parking
- Double glazed and gas central heating
- Lease: 125 years from 31 May 2018, approximately 117 years remaining
- Service charge: £1,200 per annum
- Ground rent: £200 per annum
- Council Tax: Band C

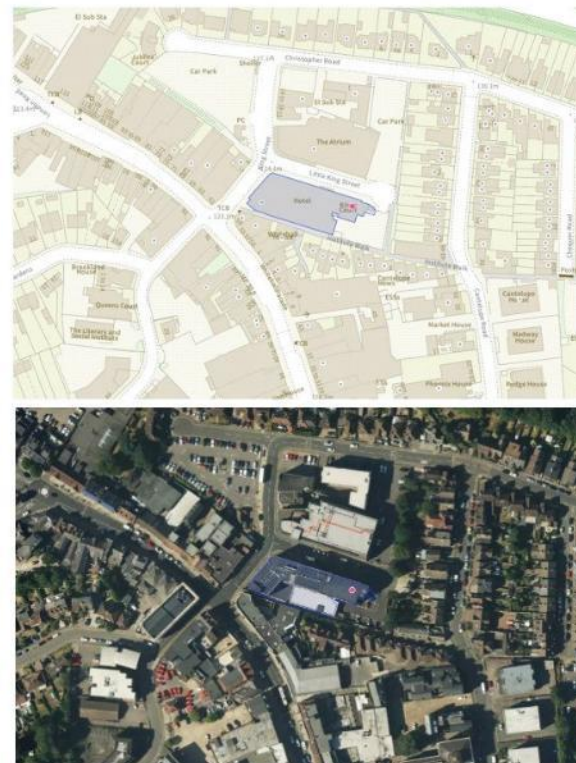




Floor Plan

Total floor area 67.4 sq.m. (726 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Purplebricks. Powered by www.floorplan.com



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