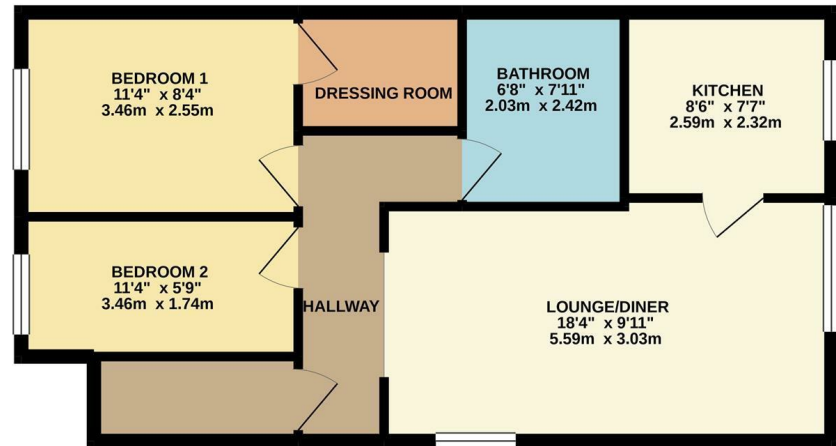


GROUND FLOOR
573 sq.ft. (53.2 sq.m.) approx.



TOTAL FLOOR AREA: 573 sq ft. (53.2 sq m.) approx.
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.
Made with Metropix ©2009



IMPORTANT: These property details are set out as a general guideline only and do not constitute any part of an offer or contract. Any services, equipment, fittings or central heating systems have not been tested and no warranty is given or implied that these are in working order. Buyers are advised to obtain verification from the solicitor or surveyor. Fixtures, fittings and other items are not included unless specified. All measurements, distances and areas are approximate, and for guidance only. Room measurements are taken to the nearest 3" and prospective buyers are advised to check these for any particular purpose, e.g fitted carpets and furniture.

45 High Street
Swanscombe
DA10 0AG

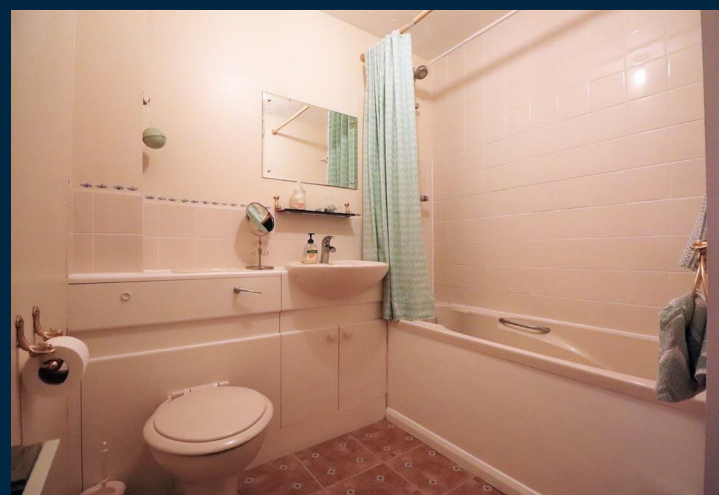
01322 473355
swanscombe@anthonymartin.co.uk
anthonymartin.co.uk

Offers In The Region Of
£220,000

Unicorn Walk Greenhithe

A unique opportunity to purchase a rarely available purpose-built ground floor maisonette, conveniently located within walking distance of Stone Crossing Station. This lovely property would be a perfect home for a first time buyer or buy to let investor alike.

Benefiting from your own front door and not a communal entrance and an allocated parking bay. The main entrance hall allows access to your open plan living and dining area, with a separate kitchen which is fitted with wall and base units and offers space for appliances. The generous master bedroom benefits from a private dressing room area with built in wardrobes. The second bedroom and the modern family bathroom are all accessed off the main entrance hall. Located within a cul-de-sac and filled with light all day means this quiet maisonette would be your ideal home.



- **Ground Floor Maisonette**
- **Two Sizeable Bedrooms**
- **Dual Aspect Lounge / Dining Room**
- **Spacious Kitchen**
- **Allocated Parking**
- **0.3 To Stone Crossing Station**
- **Popular Saxon Park Location**
- **Long Lease: 900 years approx.**
- **Service Charge: £1200 pa approx.**
- **EPC Rating D**

