

FOR SALE



Ripple Court, Canterbury
Offers In Region Of £230,000


MARTIN & CO

- ✓ Fully Fitted Kitchen
- ✓ Two Bedrooms
- ✓ Allocated Parking
- ✓ Riverside Location
- ✓ Council Tax Band D
- ✓ Leasehold 111 years
- ✓ Service Charge £2,400
- ✓ Ground Rent £300

Martin and Co are delighted to bring to the market this stunning 1st floor apartment located in a stylish riverside development. Ripple Court is in walking distance of the City Centre and Canterbury West train station. The accommodation is spacious and has a lot of natural light, it benefits from a double and single bedroom as well as a large open plan living/dining and kitchen. Underneath the apartments is gated secure parking for one car. Call Sarah on 01227455717 or email canterbury@martinco.com to find out more.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	75 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Martin & Co Canterbury

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.