

1 bed apartment to buy in DA12

133 Wellington Street, Gravesend,
Gravesend, Kent, DA12 1JE

£85,000 Starting Bid

x 1 x 1 x 1

Tenure

Leasehold

Permit Parking parking

Property features

- Being Sold via Secure Sale online bidding. Terms & Conditions apply.
- One Bedroom Second floor flat
- Town Centre Location
- Tenant in Situ
- EPC Rating D

Key Information

- Council Tax: Band A
- EPC Rating: D
- Heating supply: Gas

Arrange a viewing

Vinny Dadhria
Branch Manager
London Auction

0207 867 3382
london@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Top floor flat of a large converted house with long lease and ideal for investment. Being sold with a tenant in situ with a rent of £400pcm currently. (Achievable rent £800pcm currently – 22.08.2023)

A large three storey house currently split into three flats; flat 3 is on the second floor.

Flat 3 currently has tenants on an AST and the owner is receiving £400pcm in rent current rent would be expected to be approximately £800pcm (information correct on 22.08.2023).

Wellington Street is a bustling thoroughfare located in the heart of Gravesend, a historic town nestled on the south bank of the River Thames. The street stretches from its intersection with Wrotham Road in the west to its junction with Milton Road in the east, covering a distance of approximately 0.3 miles.

The street's architecture is varied, with many buildings dating back to the Victorian era and earlier, giving it a distinctly historic feel. The street has good transport links, with Gravesend train station located just a short walk away, providing easy access to London and the high speed rail link. Drivers will find there is easy access to A2/M2 from here and Bluewater is just a short drive away.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 108

Annual Ground Rent Amount: £150.00

Annual Service Charge Amount: £1,200.00

Price: Starting Bid £85,000

Property Type: Apartment

Parking: Permit Parking

Heating: Gas

Communal Entrance:

Entry phone system and stairs to flat

Hallway:

Entrance door, entry phone handset. Electrical consumer unit and carpet.

Lounge:

3.81m x 2.97m (12'6" x 9'8")

Double glazed window to front, radiator and inset ceiling spot lights, chimney breast.

Bedroom:

3.84m x 1.98m (12'7" x 6'5")

Double glazed window to front, radiator and carpet.

Kitchen:

3.02m x 1.91m (9'10" x 6'3")

Double glazed window to rear, vinyl floor, localised splashbacks to walls, roll top work surfaces and a range of wall and floor beech effect units. Boiler and fitted gas hob, extractor and oven. Under counter space for washing machine. Stainless steel sink and drainer with window over. Inset ceiling spot lights.

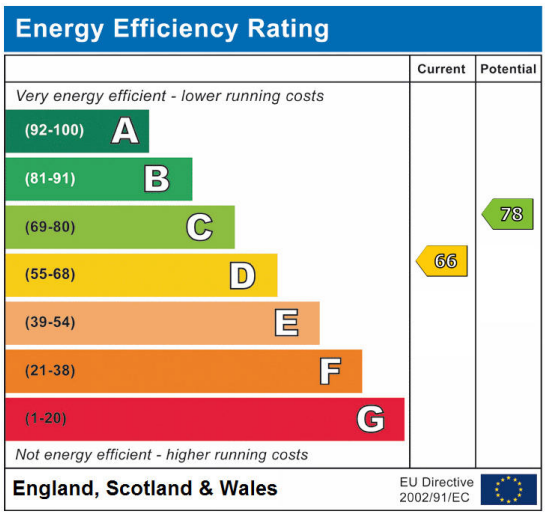
Shower Room:

2.11m x 1.50m (6'11" x 4'11")

Vinyl tiled floor, white suite consisting of pedestal basin, w.c. and glazed shower cubicle. Heated towel rail. Window.

Top Floor





133 Wellington Street, Gravesend, Gravesend, Kent, DA12 1JE

Contact your local branch today for more information on this property:

Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0207 867 3382, london@pattinson.co.uk, www.pattinson.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.