

**Doorstep
Convenience Douglas
Court Main Road
Biggin Hill £295,000
Leasehold**

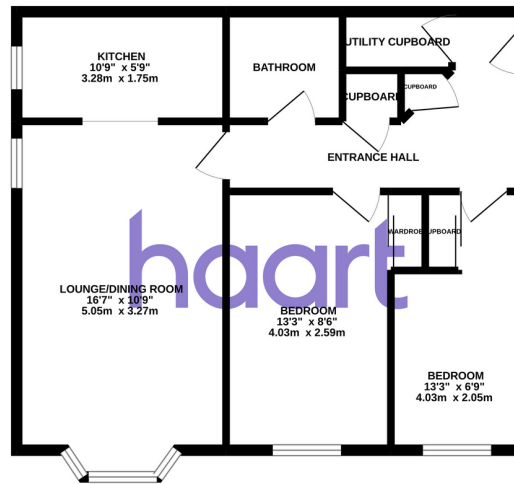
haart
BIGGIN HILL

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Ref: HRT01030777

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floor, window, doors 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 in such by any prospective purchaser. The architect, surveyor and valuer/estate agent have not been named and the guarantee is to the best of our knowledge and belief. Made with Metrepro 12/02

Situated close to local shops is this stunning two bedroom first floor apartment with communal gardens to front and rear as well as allocated parking along with visitor spaces.

- Two Bedrooms
- Newly Fitted Kitchen
- Close To Local Shops
- Allocated Parking
- First Floor
- Communal Gardens

Energy Efficiency Rating

| | Current | Potential |
|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81 to 91) B | | |
| (69 to 80) C | | |
| (55 to 68) D | | |
| (39 to 54) E | | |
| (21 to 38) F | | |
| (1 to 20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | 76 | 81 |
| | EU Directive 2002/91/EC | |

Environmental (CO₂) Impact Rating

| | Current | Potential |
|---|-------------------------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92+) A | | |
| (81 to 91) B | | |
| (69 to 80) C | | |
| (55 to 68) D | | |
| (39 to 54) E | | |
| (21 to 38) F | | |
| (1 to 20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | 65 | 70 |
| | EU Directive 2002/91/EC | |

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