



Modern and well-presented first floor apartment.

8 Redwood Place, Morewood Close, Sevenoaks, Kent, TN13 2BE

£400,000 Leasehold (118 years remaining)



- Spacious south-west facing balcony
- Communal gardens
- Residents parking
- Sevenoaks station approx. 0.4 miles
- Sevenoaks town approx. 0.5 miles

Local Information

Redwood Place is ideally situated for Sevenoaks mainline station (0.4 miles) and the town centre (0.5 miles) which has a wide range of shops and restaurants.

Mainline Rail Services:

Sevenoaks to Cannon Street/Charing Cross/London Bridge/Waterloo East.

Schools: There are a number of highly regarded state and private schools in the local area, for all ages.

Sporting Facilities: Golf clubs in Sevenoaks include Wildernesse and Knole with Nizels in Hildenborough which also has a private health/fitness centre. Sevenoaks sports and leisure centre. Cricket, football, hockey and rugby in the Vine area of Sevenoaks.

All distances are approximate.

About this property

8 Redwood Place is a spacious and well-presented first floor apartment, offering contemporary open plan accommodation. The apartment benefits from a balcony, allocated parking, shared bicycle storage and communal gardens.

The well-proportioned sitting/dining room and one of the bedrooms feature double doors to a delightful south-west facing balcony and an outlook over the communal gardens.

The contemporary kitchen is fitted with wall and base units and integrated appliances.

The two bedrooms, (one with a stylish en suite shower room), both benefit from full height windows and built-in wardrobes.

The well-appointed bathroom completes the accommodation.

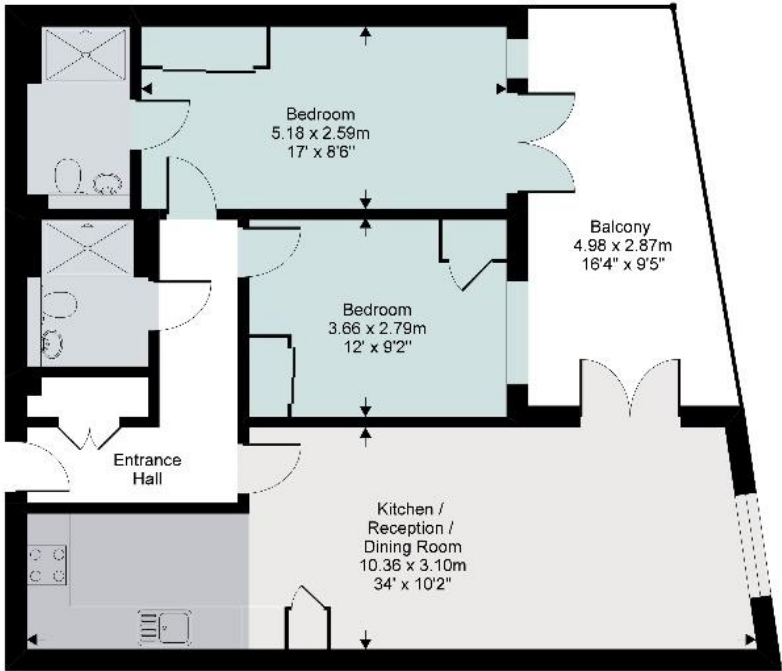


8 Redwood Place, Morewood Close, Sevenoaks, Kent, TN13 2BE
Gross Internal Area 761 sq ft, 70.6 m²

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Approximate Area = 761 sq ft / 70.6 sq m
For identification only - Not to scale



First floor



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2020. Produced for Savills (UK) Limited. REF: 651727

Tenure Leasehold (118 years remaining)

Local Authority Sevenoaks District Council
Current ground rent approx. £300.00 per annum
Current service charge approx. 1,738.00 per annum

Viewings All viewings will be accompanied and are strictly by prior arrangement through Savills Sevenoaks Office.

Directions On exiting Sevenoaks station, turn left and continue on the London Road for approx 0.4 miles. Pass the fire station on the right and take the immediate right hand turning, signposted Morewood Close. The development can be found on the left shortly thereafter.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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