



JONATHAN HALL

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Bunstone Hall, Chapel Drive, Dartford, Kent, DA2 6FJ

Price Range £265,000 to £275,000

jonathanhall.exp.uk.com



A superbly presented and spacious third floor apartment in this attractive converted Grade II listed Victorian hospital with far-reaching views, period features, parking space, pleasant communal grounds and NO ONWARD CHAIN. The accommodation comprises a spacious sitting/dining room open-plan to a stunning fitted kitchen, a private roof terrace with views, a bedroom and a stunning bathroom. Located in the village of Stone with its range of amenities, and only 1.2 miles from Stone Crossing railway station with services to London.

Summary

- Superbly Presented & Spacious Apartment
- Attractive Converted Victorian Hospital
- Private Roof Terrace & Far-Reaching Views
- Spacious Sitting/Dining Room
- Open-plan to a Stunning Kitchen
- Bedroom and Stunning Bathroom
- Allocated Parking Space
- Pleasant Communal Grounds
- In Village of Stone with Local Amenities
- Only 1.2 miles to Local Railway Station

Accommodation

Communal entrance hall and rooms leading to a lift and staircase leading to the third floor. Apartment accommodation: entrance hall with a large built-in cupboard housing a gas-fired boiler and steps leading up to the spacious sitting/dining room with far-reaching views, open-plan to a stunning kitchen fitted with a range of high gloss fronted wall and base cupboards, quartz worktops, up-stands and splashback, sink with mixer tap, four ring gas hob with extractor hood above, built-in oven, integrated dishwasher, integrated fridge/freezer, integrated washing machine, built-in wine rack, and access to the private roof terrace with far-reaching views; bedroom with a lovely period window with far-reaching views; and a stunning bathroom with WC, washbasin, bath with shower above and shower screen and heated towel-rail.

Outside

Outside: an allocated space, pleasant communal grounds and a private roof terrace with far-reaching views.

Agents Note

The property is in council tax band C and it is leasehold, with a 250-year lease commencing from 1st January 2012. We are awaiting confirmation of the service charge and ground rent. The property benefits from period features, gas central heating, mains gas, mains electricity, mains water and mains drains. Please also note that the vendor of this property is related to an employee marketing this property.





Location

The village of Stone is located on the outskirts of the town of Dartford. It has a range of local amenities, including Bluewater shopping centre with its shops, restaurants and cinema; Stone Recreation Ground, two primary schools, secondary school, cricket club, the 13th-century St. Mary's Church, surrounding countryside and a short distance to the River Thames where there are walking and cycling routes along its banks.

Bunstone Hall is conveniently located for the M25 which can be accessed within one mile. Stone Crossing Railway Station is approximately 1.3 miles walk away, and Dartford Railway Station is approximately 1.5 miles walk away.

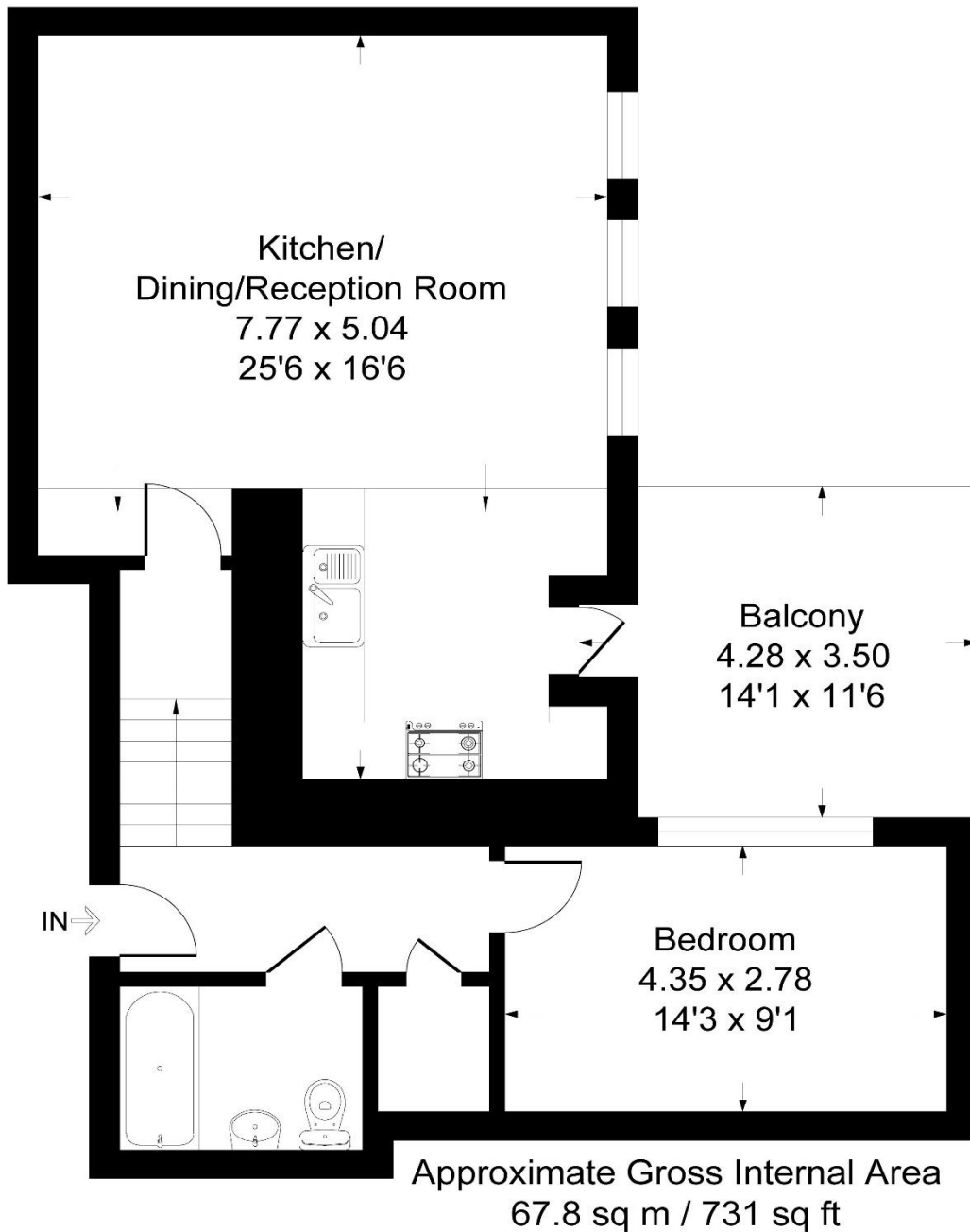


Dartford town centre with its great selection of shops and leisure facilities is approximately 1.5 miles away. Darent Country Park is approximately 1.3 miles away. Darent Valley Hospital is approximately 1.5 miles away.



A superbly presented and spacious one bedroom apartment, with far-reaching views, period features, a private roof terrace, pleasant communal grounds, and parking; in an attractive converted Victorian hospital, in the village of Stone.





1) These particulars do not constitute an offer or contract or part of one and must not be relied upon as statements or representations of fact; and we have no authority to make or give any representation or warranties in relation to the property. 2) These particulars have been prepared in good faith and to be used as a general guide. They are not exhaustive and include information provided to us by other parties including the seller, of which may not have been verified. 3) The measurements, areas, distances, orientation and floor plans are approximate and should not be relied on. The text, floor plans and photographs are only for guidance and are not necessarily comprehensive. The photographs may not be current and certain aspects may have changed since the photographs were taken. 4) It should not be assumed that the property has all necessary planning, building regulation or other consents. 5) We have not tested any services, appliances or fittings. 6) Purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | 83 B |
| 69-80 | C | 76 C | |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

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