

5 BEECH COURT

Guide Price £299,950
(other fees apply)



It can only be Audley.



A beautifully presented, one bedroom apartment located in Beech Court, located very close to the main house with all its wonderful amenities.

The apartment is newly decorated with brand new carpets throughout. It comprises a large open plan lounge-diner-kitchen with a Juliet balcony. The 3 year old fitted kitchen, includes an American style integrated fridge/freezer, double oven with wheelchair friendly opening, induction hob, microwave, washer/dryer machine and fully integrated dishwasher. (Appliances were replaced with the kitchen).

Parking is located nearby

Key Features

- Bright, light open plan lounge-diner-kitchen
- Recently fitted kitchen with integrated appliances including fridge freezer, oven, hob, dishwasher and washer dryer machine.
- Double bedroom with fitted wardrobes and Juliet balcony
- Entrance hall with storage cupboards
- Wet /shower room with WC, non-slip flooring
- Lift outside but on the same level as the main house
- Pre-bookable guest suite for friends/relatives to come and stay
- Includes use of Health club and heated swimming pool

Furniture shown for illustration purposes only.

Fees

Monthly management fee £1,249.89

Annual ground rent £200

Parking: No parking fees apply

Council Tax Band: C

Tenure: Leasehold

Audley owners have our firm undertaking that their monthly management fee will increase only once a year. A deferred management charge also applies to this property, please ask the sales team for more information.

Viewing by appointment with the sales office.

01892 457 002 willicombesales@audleyvillages.co.uk

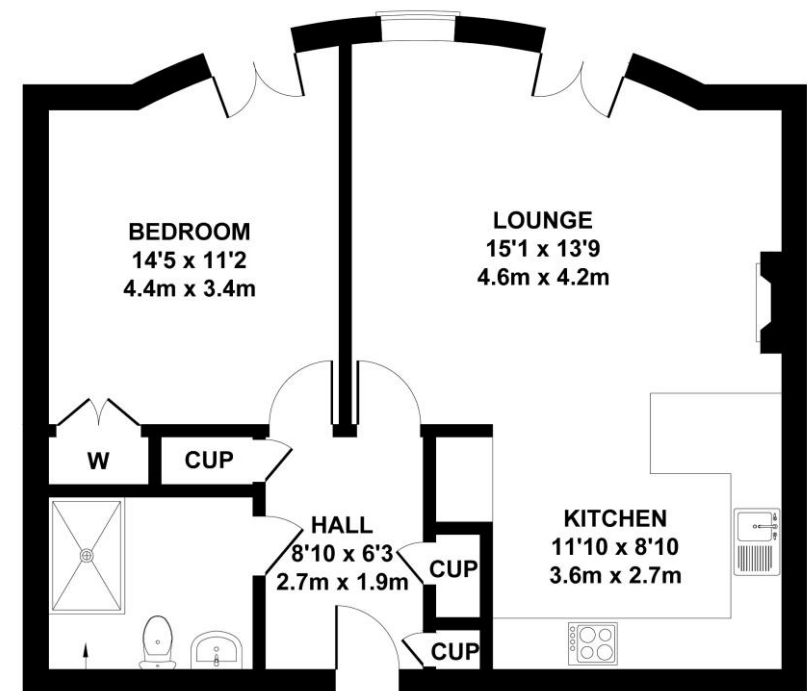
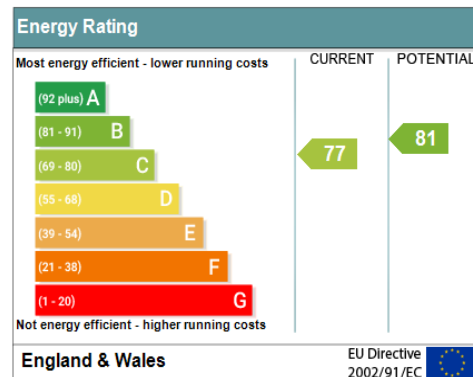


Internal Measurements	Metric (m)	Imperial (ft)
Living room / Dining room	4.6 x 4.2	15'10" x 13'10"
Kitchen	3.6 x 2.7	11'10 x 8'10"
Bedroom	4.4 x 3.4	14'50" x 11'20"
Shower room	2.4 x 2.0	7'10" x 6'7"

Built in wardrobes in bedrooms have not been included in the overall dimensions. Maximum measurements shown.

Furniture shown to illustrate possible room layouts and not included in sale.

Address: FLAT 5, BEECH COURT, WILLICOMBE PARK, ROYAL TUNBRIDGE WELLS, KENT TN2 3UU
 RRN: 0630-6529-6009-0518-1292



SHOWER ROOM
 7'10 x 6'7
 2.40m x 2.00m

APPROX. FLOOR
 AREA 653 SQ.FT.
 (60.7 SQ.M.)

Not to Scale. Produced by The Plan Portal 2024
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