



**Damon Court**  
Damon Close  
Sidcup  
DA14 4HP

**Share of Freehold**

A well-presented Two double bedroom second (top) floor flat with large communal gardens. The property further benefits from a garage en-bloc and allocated permit parking. The property is located within close proximity to Sidcup Train station, Marks & Spencer's Food Hall and Sidcup High Street..

This property would make an ideal first-time purchase or buy to let investment and is offered CHAIN FREE and with a SHARE OF FREEHOLD.





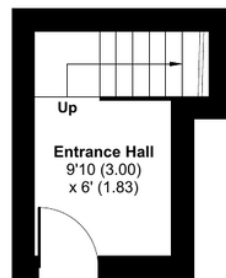
**Local Authority** Bexley London Borough  
Council  
**Council Tax Band** C  
**EPC Rating** D

**Being sold with Share of Freehold**  
**Lease** 946 years remaining  
**Service Charge** £1,500 per annum  
**Ground Rent** None

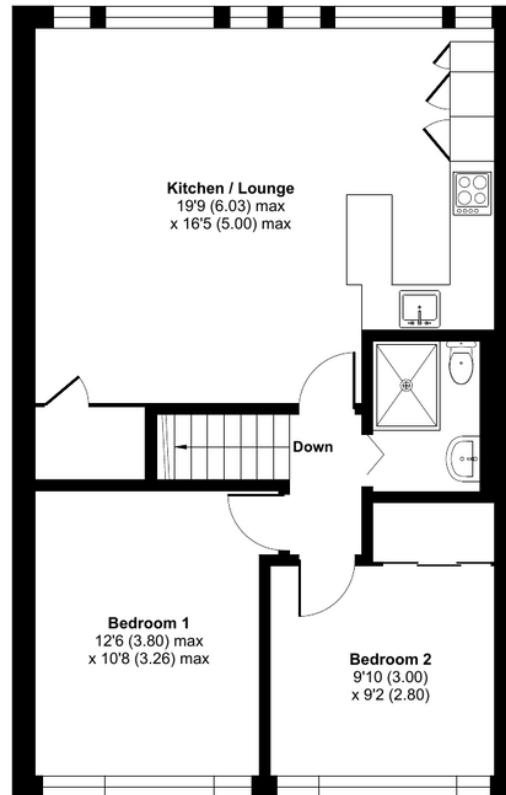
## Damon Close, Sidcup, DA14

Approximate Area = 724 sq ft / 67.2 sq m

For identification only - Not to scale



FIRST FLOOR



SECOND FLOOR

**Drewery Property Consultants**  
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Sidcup  
Kent  
DA15 7AF

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**Agents Note:** Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.