



**Killigarth Court**  
**Carlton Road**  
Sidcup  
DA14 6TT  
  
**Leasehold**

Offered to the market with no onward chain, this spacious and well-presented two bedroom apartment is situated just a short distance from Sidcup High Street.

This charming property offers a large 'L' shaped, dual aspect lounge with Juliet style balcony, providing an abundance of space for both living and dining and seamlessly flowing into the modern fitted kitchen. The property boasts two good size bedrooms with ample storage space, alongside a contemporary bathroom. Further benefits include a garage en bloc, providing secure parking and communal grounds.





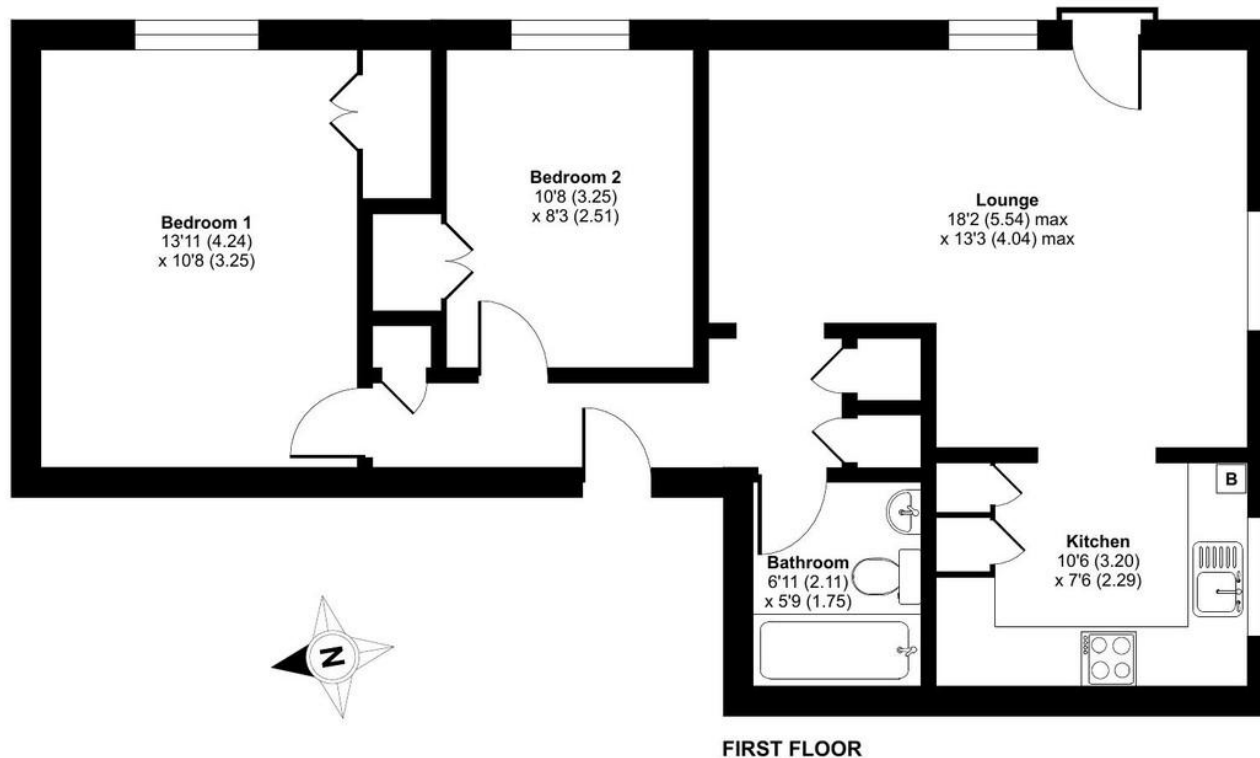
**Local Authority** Bexley London Borough  
Council  
**Council Tax Band** C  
**EPC Rating** C

**Lease** 146 years remaining  
**Service Charge** £2,100 per annum  
**Ground Rent** none

## Carlton Road, Sidcup, DA14

Approximate Area = 691 sq ft / 64.2 sq m

For identification only - Not to scale



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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.