

# Payne & Co.



## East Hill Court East Hill

Oxted RH8 9AD

Leasehold - Share  
of Freehold

£299,950



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Oxted RH8 9AD

**£299,950**



## **Situation**

Oxted town centre offers a wide range of shopping facilities together with leisure pool complex, cinema, library and railway station with service to East Croydon and London. Sporting and recreational facilities are generally available within the district. For the M25 commuter, access at Godstone Junction 6 gives road connections to other motorway networks, Dartford Tunnel, Heathrow Airport and via the M23 Gatwick Airport.

## **Location/Directions**

For SatNav use RH8 9AD

## **To Be Sold**

Offered with no chain, a GROUND floor apartment, with garage, situated within a five minute walk of Oxted town centre and its amenities and commuter railway station (London 40 min)

## **Front Door**

Leading to;

## **Hallway**

Fuse board (at high level), doors to;

## **Kitchen**

Front aspect double glazed window, contemporary style fitted kitchen of eye and base level storage units, grey quartz work surfaces with inset sink, drainer and mixer tap, inset 4

ring gas hob with extractor over, integrated appliances of twin ovens, fridge, freezer and washing machine, wall mounted Worcester boiler.

## **Lounge/Diner**

Rear aspect double glazed window and door (to communal gardens), two radiators, door to;

## **Rear Lobby**

Airing cupboard (hot water tank), radiator, doors to;

## **Bathroom**

Front aspect frosted double glazed window, three piece white sanitary suite (comprising close coupled WC, wash hand basin with mixer tap and storage below, bath with mixer tap and Aqualisa shower over and folding glass shower screen), heated towel rail, ceramic tiled flooring, tiled walls.

## **Bedroom**

Rear aspect double glazed window, radiator, two cupboards (shelved).

## **Bedroom**

Front aspect double glazed window, radiator, cupboard (shelved) and storage unit.

## **Outside**

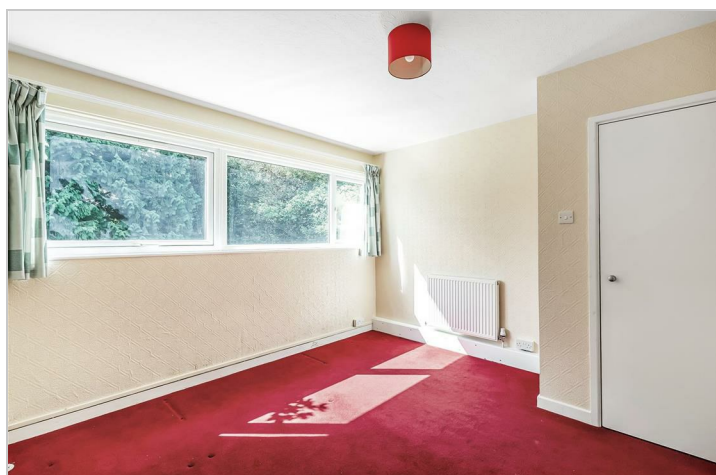
There is a garage en bloc together with non allocated parking and use of communal gardens.

**Tandridge District Council Tax Band C**

**Tel: 01883 712261**

## Notes

Annual Service Charge - £1735



Road Map



Hybrid Map



Terrain Map



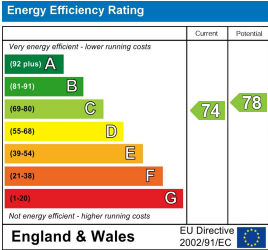
Floor Plan



Viewing

Please contact our Payne & Co. Office on 01883 712261 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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