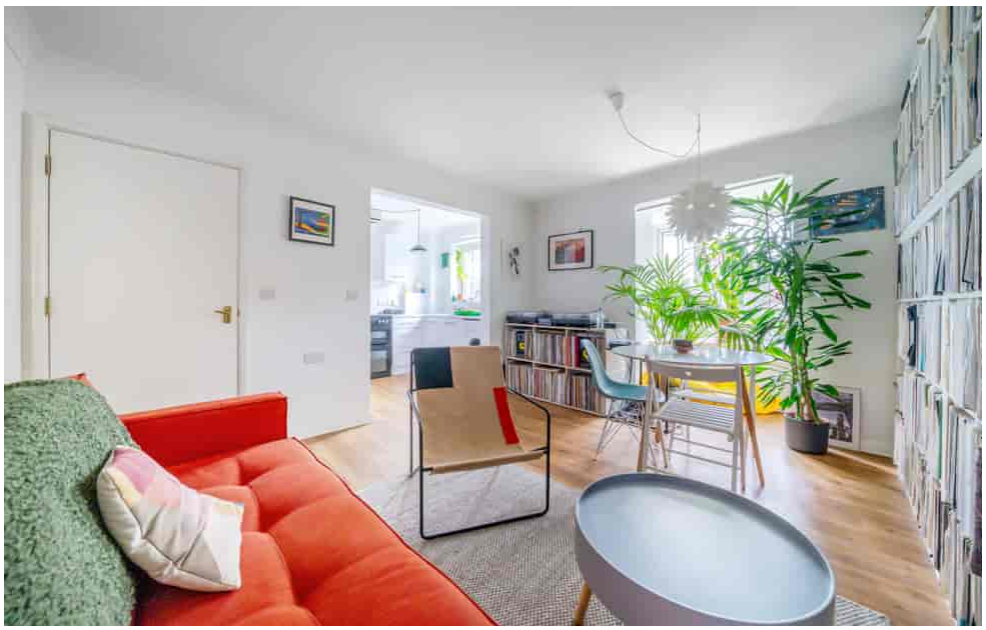
urban moves
ALL THE RIGHT VALUES

£100,000 Shared Ownership

Bastien Lane, Kings Hill, Kent ME19 4LX



- Guideline Minimum Deposit £10,000
- Ground Floor
- Semi-Open-Plan Kitchen/Reception
- Parking Space
- Guide Min Income - Dual £25k Single £27.5k
- Approx. 507 Sqft Gross Internal Area
- Double Glazing and Gas Central Heating
- Short Drive to West Malling Station

GENERAL DESCRIPTION

SHARED OWNERSHIP (Advertised price represents 50% share. Full market value £200,000). A well-proportioned and well-presented flat on the ground floor. The property is one of just four in the building and has a dual-aspect reception room, with bay window, and a semi-open-plan kitchen. There is a spacious bedroom, naturally-lit bathroom and useful storage cupboard in the entrance hallway. Well insulated walls, modern double glazing and gas central heating make for a good energy-efficiency rating. Bastien Lane has fields to the north but is still within comfortable walking distance of Kings Hill's various shops and amenities. The flat comes with use of an allocated parking space and West Malling Railway Station can also be reached via bus or bike.

Housing Association: Clarion.
Tenure: Leasehold (125 years from 23/01/2026).
Minimum Share: 50% (£100,000). The housing association will expect that you will purchase the largest share affordable.
Shared Ownership Rent: £171.71 per month (subject to annual review).
Service Charge: £120.85 per month (subject to annual review).
Guideline Minimum Income: Dual £25,000 | Single £27,500 (based on minimum share and 10% deposit).
Council Tax: Band C, Tonbridge & Malling Borough Council. Priority is given to applicants living and/or working in this local authority.

This property is offered for sale in the condition seen. The housing association does not warrant to carry out any remedial or redecoration work of a cosmetic nature unless specifically advised in writing. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals).

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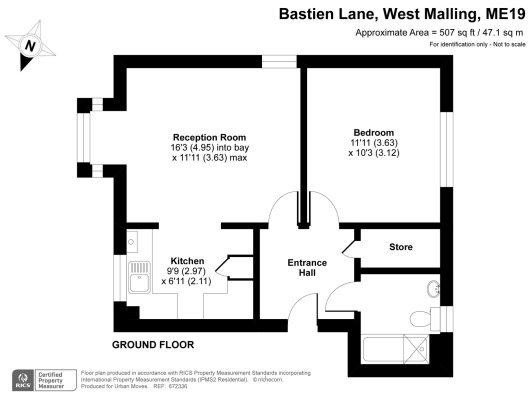


DIMENSIONS

GROUND FLOOR

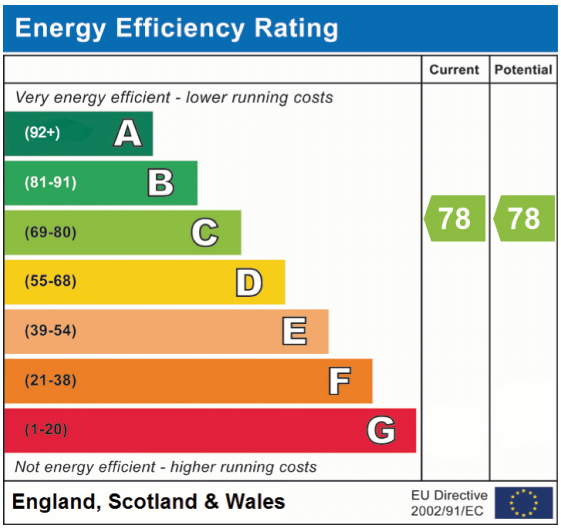
Entrance Hall

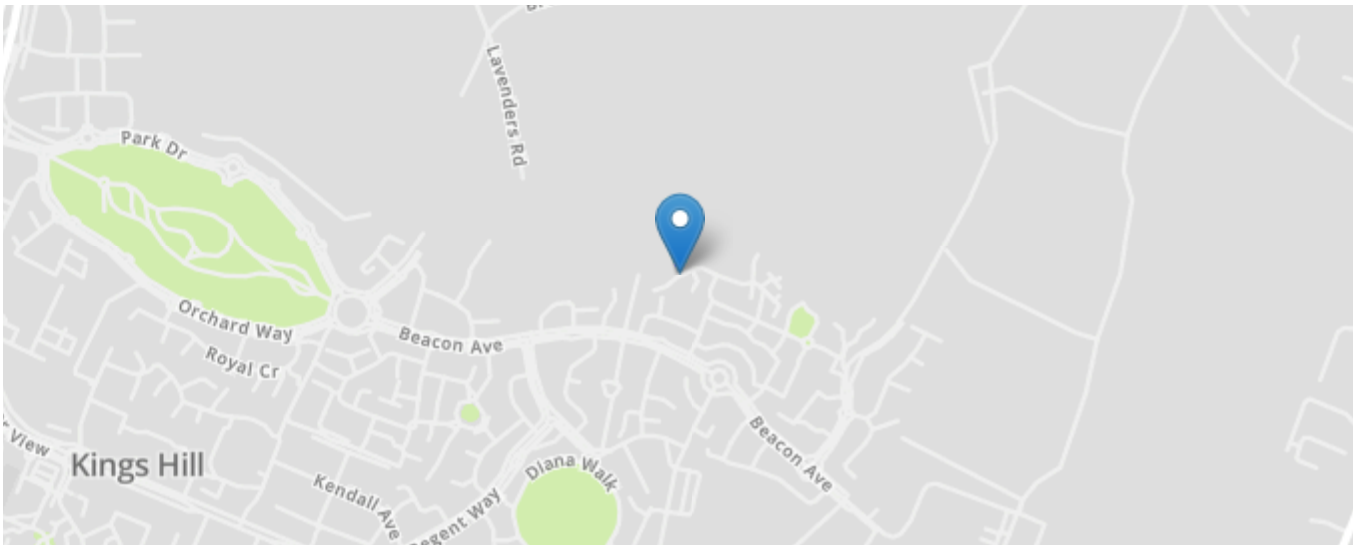
Reception Room
16' 3" into bay x 11' 11" (4.95m x 3.63m)

Kitchen
9' 9" x 6' 11" (2.97m x 2.11m)

Bedroom
11' 11" x 10' 3" (3.63m x 3.12m)

Bathroom





All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.