



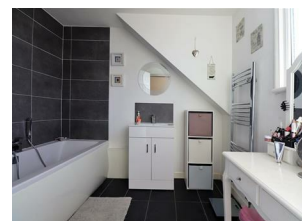
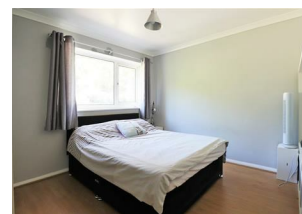
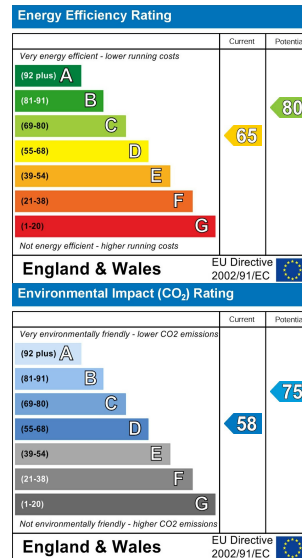
GROUND FLOOR
APPROX. FLOOR
AREA 812 SQ.FT.
(75.4 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 501 SQ.FT.
(46.5 SQ.M.)

TOTAL APPROX. FLOOR AREA 1313 SQ.FT. (122.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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OLD ROAD
DARTFORD

Offers In Excess Of £425,000



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Anthony Martin
Estate Agents



Located close to one the areas most popular primary school St Paulinus is this 3/4 bedroom semi detached family home.

Over the past four years this property has been beautifully modernised, making it an the ideal home for those who wish for nothing more to do when moved in but relax and put your feet up, while watching the world go by.

The ground floor comprises of a large lounge/diner with patio doors which lead into the rear landscaped garden. The ideal space for entertaining in.

The kitchen has stunning modern cream handleless gloss units with freestanding appliances and amtico flooring to compliment the kitchens high spec finish. Also on the ground floor there is the 4th bedroom which is currently being used as a beauty room.

There is an integral garage to the front of the home, plus a lovely downstairs shower w/c room.

The first floor has three double bedrooms, all of a generous size and the master bedroom offering built in wardrobe space and dressing table and draws.

Well what can I say about this lovely landscaped garden. It has a patio area for those warm evening's to relax and and dine alfresco and you can even do this all weekend as the grass needs no cutting as it is artificial, allowing you to spend more precious time with the family.

There are stairs leading to another patio area plus an additional garage, which can be used for a car or to be made into that great entertainment area.

To the front there is off street parking for 3 cars and further parking in the garage if needs be.

3 BEDROOMS • 2 RECEPTION ROOMS • 2 BATHROOMS

OLD ROAD DARTFORD

- Semi Detached House
- Three/Four Bedrooms
- Spacious Lounge/Diner
- Ground Floor Shower Room And First Floor Bathroom
- Area: 1313 Sq.Ft
- Ouside: Garden
- Off Street Parking For Tw Vehicles And Garage To Rear Of Property
- EPC: D 65
- Close To Crayford Town Centre
- Transport Links Close By

