

TOTAL FLOOR AREA: 1578 sq.ft. (146.6 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
 Made with Metropix i2022.



IMPORTANT: These property details are set out as a general guideline only and do not constitute any part of an offer or contract. Any services, equipment, fittings or central heating systems have not been tested and no warranty is given or implied that these are in working order. Buyers are advised to obtain verification from the solicitor or surveyor. Fixtures, fittings and other items are not included unless specified. All measurements, distances and areas are approximate, and for guidance only. Room measurements are taken to the nearest 3" and prospective buyers are advised to check these for any particular purpose, e.g fitted carpets and furniture.

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Guide Price
£750,000

Church Walk Dartford

Guide Price £750,000 - £775,000

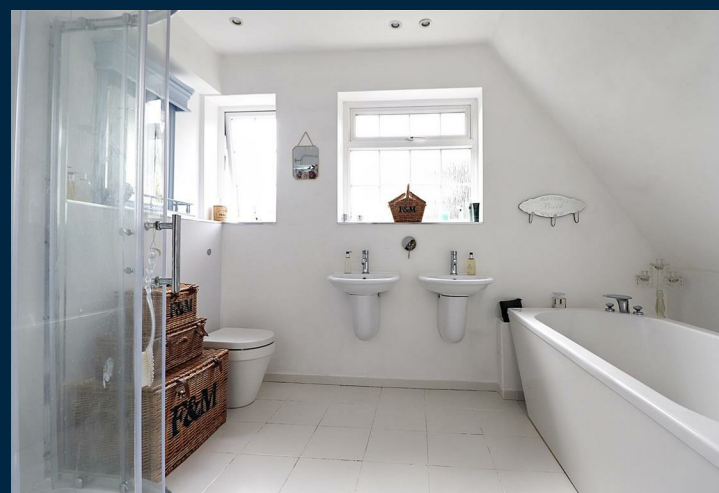
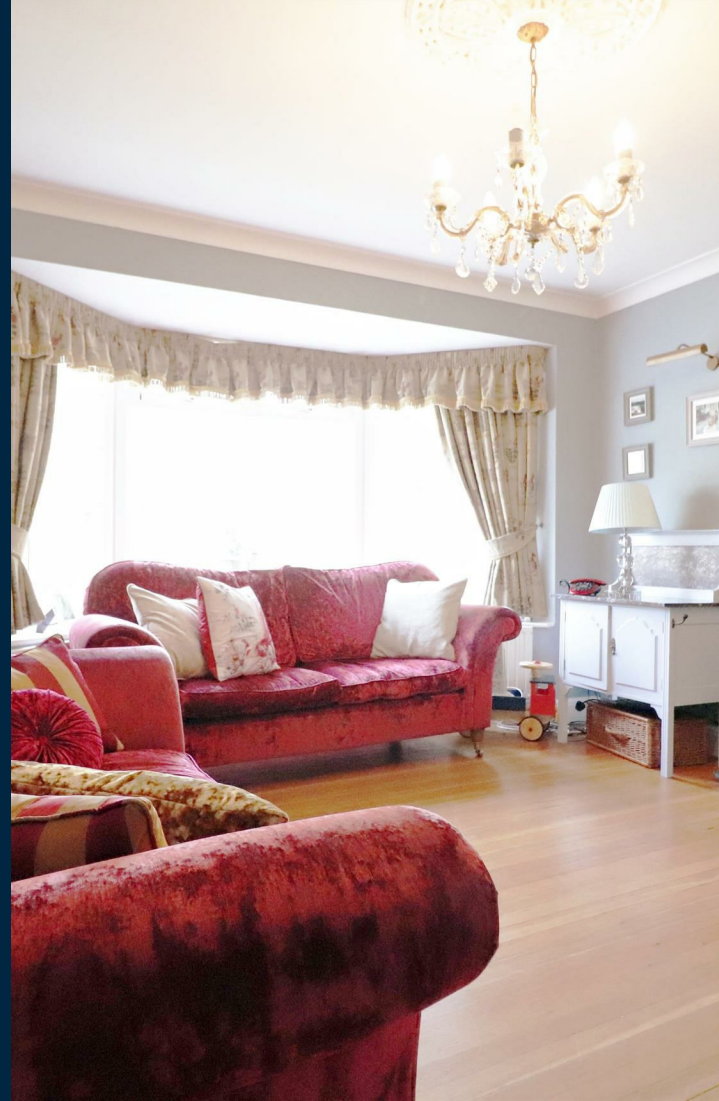
****Chain Free****

Benefiting from a generous plot tucked away in a Cul-De-Sac is this substantial Three Bedroom Detached family home. It is located on one of the most desirable roads in the ever popular Wilmington area with convenience for all the family. There are an abundance of both well performing primary and secondary schools, including both Wilmington and Dartford Grammar schools, within easy reach. For the commuter there is easy access to the A2/M25 motorway network and Dartford rail station is approximately 1.4 miles away.

Once inside you cannot fail to be impressed with the accommodation on offer, there is a generous lounge at the front, followed by an impressive lounge/diner to the rear overlooking the garden. From there you have access to a kitchen /breakfast room which leads onto the ground floor WC and internal access to the garage. The first floor offers a well proportioned master bedroom, two further double bedrooms and a very good sized bathroom. There has been planning permission granted to add a roof dormer allowing for an additional double bedroom in the loft (plans attached).

Externally there is a driveway to the front offering parking for a couple of cars, an integral garage and a generous south facing garden with a patio area and large lawn area.

A great deal of property for the money. Call Anthony Martin Estate Agents Today To Arrange Your Viewing!



- Planning Permission Granted
- 3 Bedroom Detached House
- Highly Desirable Location
- Open Plan Lounge/Diner
- Integral Garage
- Downstairs W/C
- South Facing Garden
- Off Street Parking
- Good Transport Links
- Forever Home For Your Family

