



## BETSHAM ROAD

SWANSCOMBE

£1,100 PCM

# Betsham Road

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## AVAILABLE IMMEDIATELY

Victorian terrace house with a hard standing for parking. The abode boasts two separate reception rooms and a kitchen and bathroom to the ground floor. Whilst on the first floor the landing allows access to two double sized bedrooms. Externally to the rear there is a secluded and well maintained garden.

The property is ideally situated between Ebbsfleet International and Swanscombe train stations as well as Craylands and Manor Community primary schools along with Ebbsfleet Academy secondary School. Bluewater Shopping Centre is within a few minutes drive as too is Dartford Crossing and the A2.

Call Anthony Martin estate agents today to view. EPC rating D.

## SUMMARY OF ACCOMMODATION

### Ground Floor

#### Lounge

12'4 x 15'6 (3.76m x 4.72m)

#### Dining Room

12'4 x 10'6 (3.76m x 3.20m)

#### Kitchen

9'73 x 6'10 (2.74m x 2.08m)

#### Bathroom

6'10 x 5'8 (2.08m x 1.73m)

### First Floor

#### Landing

#### Bedroom One

12'4 x 10'6 (3.76m x 3.20m)

#### Bedroom Two

12'4 x 10'6 (3.76m x 3.20m)

### Outside

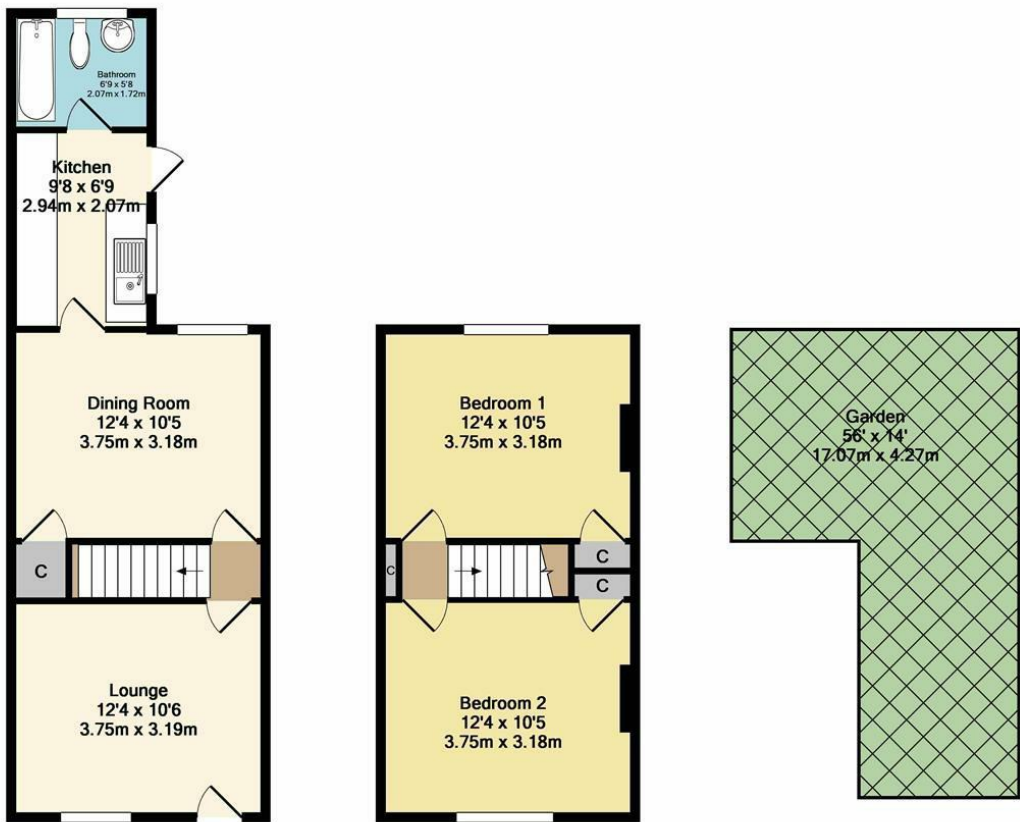
#### Rear Garden

56' x 14' (17.07m x 4.27m)

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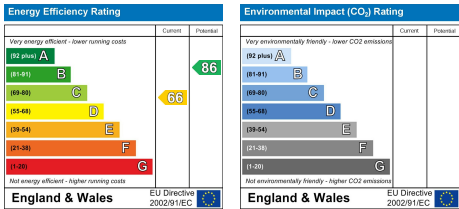
APPROX. GROSS INTERNAL FLOOR AREA 679.00 sq ft



Total Approx. Floor Area 679 Sq.Ft. (63.1 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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