



*** LOUNGE * DINING ROOM ***

*** CONSERVATORY * FITTED KITCHEN * UTILITY ROOM ***

*** THREE BEDROOMS * BATHROOM ***

*** WELL ESTABLISHED GARDEN * GARAGE * DOUBLE GLAZED THROUGHOUT ***



**6 Meadow Close
Bexleyheath, DA6 7HB**

Offers in Excess of £650,000

Situated within a pleasant cul-de-sac Village Estates are pleased to present this delightful three bedroom detached family residence. Offering generous family accommodation this charming example really must be seen to be fully appreciated.

- ENTRANCE HALL:** Double glazed front door. Karndean flooring. Radiator.
- CLOAKROOM:** Double glazed window to rear. Low flush wc. Wash hand basin. Karndean flooring. Radiator.
- LOUNGE:** 18' 5" x 17' 2" narrowing to 15' 6" (5.61m x 5.23m) Double glazed bay window to front. Feature fireplace and gas fire. Karndean flooring.
- DINING ROOM:** 12' 7" x 8' 8" (3.83m x 2.64m) Double glazed French doors to Conservatory. Radiator. Karndean flooring. Coved ceiling.
- CONSERVATORY:** 15' 8" x 14' 0" (4.77m x 4.26m) Double glazed solar windows to conservatory. Double glazed French doors. Ceramic tiled flooring.
- MODERN FITTED KITCHEN:** 12' 9" x 8' 0" (3.88m x 2.44m) Double glazed window to rear. "Belle Cuisine" kitchen. Neff double oven and microwave. Range of fitted wall, base and drawer units with matching work surfaces. Integrated dishwasher, fridge freezer. Karndean flooring.
- UTILITY AREA:** 6' 8" x 5' 10" (2.03m x 1.78m) Double glazed door to garden. Door to cloakroom. Cupboard housing space for washing machine and tumble dryer. Karndean flooring.
- LANDING:** Loft access. Built in cupboard and glow worm central heating boiler and radiator. Fitted carpet. Coved ceiling. Radiator.
- MASTER BEDROOM:** 13' 8" x 13' 3" narrowing to 10' 2" (4.16m x 4.04m) Double glazed window to front. Range of built in wardrobes. Fitted carpet. Radiator. Coved ceiling.
- EN-SUITE TO MASTER:** Double glazed window to side. Shower cubicle and Aqualisa shower. Low flush wc. Pedestal wash hand basin. Karndean flooring. Radiator.
- BEDROOM 2:** 18' 0" x 9' 4" (5.48m x 2.84m) Double glazed window to front. Range of built in wardrobes. Fitted carpet. Radiator. Coved ceiling.
- BEDROOM 3:** 11' 10" x 8' 4" (3.60m x 2.54m) Double glazed window to rear. Fitted carpet. Radiator. Coved ceiling.
- FAMILY BATHROOM:** Double glazed window to rear. White suite. Panelled bath. Low flush wc. Pedestal wash hand bowl. Shaver socket. Radiator. Karndean flooring.
- REAR GARDEN:** Approx 95' (28.93m) Beautifully stocked and well established garden. Birch trees. Fruit trees. Flower beds. Mainly laid to lawn. Timber shed. Side access gate x 2. Views over fields.
- GARAGE:** 17' 0" x 9' 0" (5.18m x 2.74m) To side via own driveway. Power and light. Additional off road parking to front.

EPC RATING C

We understand this property is Freehold.

VIEWING:

Via Village Estates on 01322 522111
Monday to Friday 9am-6pm, Saturday 9am-5pm, Sunday 10am-4pm

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If you are thinking of selling your own property, VILLAGE ESTATES will be pleased to provide you with a free market appraisal for sale purposes and professional marketing advice FREE OF CHARGE, WITHOUT OBLIGATION. Call one of our experienced sales staff on 01322 522111.