

OPEN



7 DAYS

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32 Parkhurst Road, Bexley, Kent, DA5 1AR



Village Estates are delighted to present to the market this unique detached Victorian Villa. Positioned in the ever popular 'Parkhurst Road'. Boasting 8 bedrooms and 3 reception rooms along with a 125' garden. Within a short walk of Bexley Village and its many local amenities, viewing comes highly recommended....



**** THREE RECEPTION ROOMS * CONSERVATORY ****

KITCHEN/DINER *

**** BASEMENT * 8 BEDROOMS ****

**** FAMILY BATHROOM * SEPARATE WC ****

**** PRIVATE & SECLUDED GARDEN ****

**** AMPLE OFF ROAD PARKING * GARAGE ****

**** PRICE £1,250,000 - £1,350,000..... PRICE ****

We understand this property is Freehold

Whilst we endeavour to make our sales details reliable and accurate they should not be relied on as representations or statements of fact, and do not form any part of an offer or contract. The Seller does not make or give nor do we or our employees have authority to make or give any representation or warranty in relation to the property. We would strongly recommend that all the information which we provide about the property is verified by yourself on inspection and also by your conveyancer, especially where statements have been made by us to the effect that the information provided has not been verified. If there are any other points which are of particular importance to you, we would be only too happy to check the information and indeed confirm the availability of the property. Please contact the above office to arrange a convenient viewing appointment.



ENTRANCE HALL: 21' 5" x 6' 0" (6.52m x 1.83m) Original front door. Picture rail. Radiator. Carpet. Coved ceiling.

CLOAKROOM: Storage space. Carpet tiles.

RECEPTION 1: 19' 9" x 13' 3" (6.02m x 4.04m) Single glazed bay sash window to front. Picture rail. Two radiators. Carpet. Coved ceiling.

RECEPTION 2: 17' 5" x 13' 3" (5.30m x 4.04m) Single glazed bay sash window to front. Picture rail. Radiator. Carpet. Coved ceiling.

RECEPTION 3: 17' 5" x 13' 3" (5.30m x 4.04m) Single glazed French doors to conservatory. Picture rail. Carpet. Radiator. Coved ceiling.

CONSERVATORY: 16' 8" x 10' 4" (5.08m x 3.15m) Double glazed. Double glazed French doors. Vinyl floor.

KITCHEN/DINER: 13' 5" x 12' 4" (4.09m x 3.76m) Single glazed window to rear. Range of fitted wall, base and drawer units with matching work surfaces. Houses boiler. Electric double oven and hob. Radiator. Part tiled walls. Vinyl floor.

UTILITY ROOM: Door to garden. Single glazed window to side. Single bowl sink unit with drainer and mixer tap. Space for fridge freezer, washing machine and tumble dryer.

BASEMENT: 19' 9" x 12' 0" (6.02m x 3.65m) Two rooms of main area. Great for storage. Lighting.

FIRST FLOOR **LANDING:**

Single glazed window to rear. Coved ceiling. Radiator. Carpet.

MASTER BEDROOM: 17' 1" x 13' 3" (5.20m x 4.04m) Two single glazed sash windows to front. Fitted wardrobes. Picture rail. Carpet. Radiator. Coved ceiling.

BEDROOM 2: 14' 6" x 13' 3" (4.42m x 4.04m) Two single glazed sash windows to front. Carpet. Picture rail. Radiator. Coved ceiling.

BEDROOM 3: 13' 3" x 11' 11" (4.04m x 3.63m) Single glazed sash window to rear. Fitted wardrobes. Carpet. Radiator.

BEDROOM 4: 13' 4" x 9' 9" (4.06m x 2.97m) Single glazed sash window to rear. Carpet. Radiator.

BEDROOM 8: 10' 9" x 6' 1" (3.27m x 1.85m) Single glazed sash window to front. Carpet.

BATHROOM: 10' 3" x 8' 4" (3.12m x 2.54m) Single glazed sash window to rear. Shower cubicle. Corner bath with mixer tap and shower attachment. Vanity sink unit. Radiator. Part tiled walls. Vinyl floor.

SEPARATE WC: Single glazed window to rear. Low flush wc. Carpet tiled floor.

SECOND FLOOR **LANDING:**

Single glazed window to rear. Carpet.

BEDROOM 5: 18' 6" x 13' 4" (5.63m x 4.06m) Single glazed sash window to front and side. Feature fireplace. Carpet.

BEDROOM 6: *19' 6" x 9' 6" (5.94m x 2.89m) Double glazed sash window to front. Carpet.*

BEDROOM 7: *13' 5" x 8' 6" (4.09m x 2.59m) Single glazed sash window to side. Carpet.*

REAR GARDEN: *Approx 125' (38.07m) Very private and secluded. Mature bushes, shrubs and trees. Patio area. Mainly laid to lawn. Side access.*

FRONT GARDEN: *Ample off road parking to front.*

GARAGE: *Power and light.*

EPC RATING E