



141, St. Hildas Way,
Gravesend, DA12 4AZ

£300,000



- SOLD BY SEALEYS WALKER JARVIS
- Complete Blank Canvas to Create Your Dream Home
- Potential For Off Street Parking to Front STUPP
- No Onward Chain
- Good Size Rear Garden
- Viewing Recommended



141 St. Hildas Way, Gravesend, , DA12 4AZ



DESCRIPTION:

Don't miss your chance to view this three bedroom terrace house. This property, although in need of refurbishment, would make a perfect family home. With two reception rooms, kitchen and a utility area on the ground floor, upstairs comprises two double bedrooms, a single room bedroom, bathroom and separate WC. The house occupies a generous size garden to the rear with the potential for rear and a front garden with plenty of space to create off street parking subject to planning permission.

LOCATION:

Situated in a residential area of Gravesend off of Valley Drive, in a good catchment area for many schools. The A2 lies 1.3 miles away with links to London the M25 and The South. Gravesend Station is just over 2 miles away with excellent links to London (Gravesend to London St. Pancras around 23 minutes), whilst Ebbsfleet International Station provides a high speed service to St Pancras in just 17 minutes. For those who prefer to travel by coach there is a commuter coach service which travels to London and the bus stop is just outside, where you can travel to Gravesend, Bluewater and Dartford. There are parades of local shops and other amenities at Livingstone Road, Valley Drive and Riverview Park.



FRONTAGE:

The front garden offers plenty of space and potential for off street parking subject to planning permission.

HALL:

Double glazed, front door, electric wall heater.

LOUNGE:

Double glazed window to front, electric fire.

DINING ROOM:

Double glazed window to rear, carpet, electric storage heater. Open to:

KITCHEN:

Double glazed window to rear, stainless steel sink and drainer with cupboard under, wall and base cupboards, gas and electric cooker points. Built in cupboard. Door to:

UTILITY ROOM:

Double glazed door to garden, under stair cupboard, Marley tiled floor.

STAIRS /LANDING:

Carpet, access to loft, airing cupboard, storage heater.

BATHROOM:

Double glazed window to rear, panelled bath, wash basin, part tiled walls, electric radiator.

SEPARATE W.C.:

Double glazed window to rear, high level w.c.

BEDROOM 1:

A double room with double glazed window to front, carpet.

BEDROOM 2:

Another double room with double glazed window to rear, carpet.

BEDROOM 3:

Double glazed window to front, over stair cupboard.

GARDEN:

There is a good size rear garden which is mainly laid to lawn, patio area, shed, fully fenced.

PARKING:

There is potential for off street parking to the front, subject to necessary planning consents.

TENURE:

Freehold

LOCAL AUTHORITY:

Gravesham Borough Council

Council Tax Band: C - £1,944.81

SERVICES:

Gas, Electric, Mains Drainage, Mains Water.

BROADBAND & MOBILE COVERAGE:



BROADBAND: Netomnia, Openreach, Virgin Media. You may be able to obtain broadband service from these Fixed Wireless Access providers covering your area EE

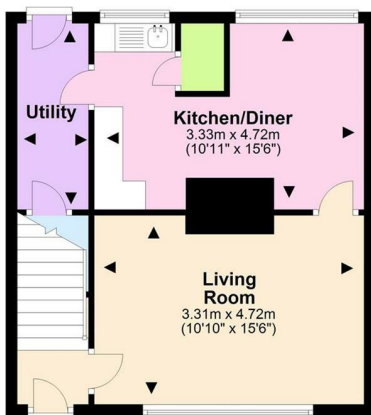
INDOOR MOBILE: EE, Three, 02 and Vodafone provide voice and data

OUTDOOR MOBILE: EE, Three, 02 and Vodafone provide voice, data and enhanced data.

This information has been provided by Ofcom on 22nd April 2024



Ground Floor



First Floor



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	51	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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