

# LIVERMORES

THE ESTATE AGENTS

4 Bedrooms

House - Detached

Offers In The Region Of

£850,000

Located in



[www.livermores.co.uk](http://www.livermores.co.uk)





# 4 Main Road

Kent BR8 7RA



GUIDE PRICE £850,000 TO £900,000 Welcome to this stunning detached house located in the charming village of Hextable, Swanley. This property boasts 2 reception rooms, a beautiful spacious kitchen/diner perfect for entertaining guests or simply relaxing with your family. With five spacious bedrooms, three with ensuite facilities, there is plenty of room for everyone in the household. There is also a bathroom, large utility area and w/c all to the ground floor.

The flexible accommodation layout of this house allows you to adapt the space to suit your needs, whether you require a home office, or a playroom for the children. Additionally, the property's proximity to excellent secondary and primary schools makes it an ideal choice for families. There is also fantastic scope to extend the house (STPP there are lapsed plans available) to either increase it's size or have a separate annexe. The large drive provides ample parking space for multiple vehicles, integral garage and has a good size rear garden with patio and decked area.

Don't miss out on the opportunity to make this house your home and enjoy all the comfort and convenience it has to offer.  
INTERNAL VIEWING HIGHLY RECOMMENDED







# 4 Main Road

£850,000 Freehold



- GUIDE PRICE £850,000 TO £900,000
- BEAUTIFUL KITCHEN/DINER
- UTILITY ROOM & CLOAKROOM
- DRIVEWAY FOR MULTIPLE CARS + AN INTEGRAL GARAGE
- SIMILAR PROPERTIES REQUIRED
- STUNNING 5 BEDROOM DETACHED HOME
- 3 ENSUITES + A FAMILY BATHROOM
- FANTASTIC POTENTIAL TO EXTEND
- LARGE GARDEN WITH PATIO
- COUNCIL TAX BAND 'E' EPC RATING 'C'









## Council Tax Band E

## Local Authority

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	72	82
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

1 Hythe Street  
Dartford  
Kent  
DA1 1BE

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dartford@livermores.co.uk

01322 228090

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