

# LIVERMORES

THE ESTATE AGENTS

3 Bedrooms

House - Semi-Detached

Price Guide

£400,000

Located in

Dartford



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



# 29 Mitchell Close

Dartford DA1 1PJ



GUIDE PRICE £400,000 - £425,000... Welcome to Mitchell Close, Dartford - a charming three-bedroom semi-detached family home nestled in a peaceful cul-de-sac location. This property boasts two reception rooms, ideal for entertaining guests or simply relaxing with your loved ones.

With its convenient proximity of just 1.3 miles to Dartford Station, commuting will be a breeze for the new owners. The added bonus of parking and garage space ensures that you'll never have to worry about finding a spot for your vehicle.

This lovely home also features a ground floor WC for added convenience. The potential for extension, subject to planning permission, opens up exciting possibilities for customising the property to suit your needs and desires.

Situated on the borders of Wilmington, this property is perfect for families looking to be within reach of popular schools and excellent transport links. Offered with no onward chain, this is an opportunity not to be missed for those seeking a comfortable and well-connected home in Dartford.

Don't miss out on the chance to make this house your own and create a space where cherished memories can be made for years to come.



# 29 Mitchell Close

£400,000 Freehold



- GUIDE PRICE £400,000 - £425,000
- CHAIN FREE
- CUL DE SAC LOCATION
- FIRST FLOOR BATHROOM, GROUND FLOOR W.C.
- SIMILAR PROPERTIES REQUIRED
- THREE BEDROOM SEMI-DETACHED FAMILY HOME
- WILMINGTON BORDERS
- DRIVEWAY & GARAGE SPACE
- POTENTIAL TO EXTEND (STPP)
- COUNCIL TAX BAND 'D', EPC RATING 'C'





## Council Tax Band D

## Local Authority DARTFORD

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>		<b>84</b>
(69-80) <b>C</b>	<b>70</b>	
(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		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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