

# LIVERMORES

THE ESTATE AGENTS

4 Bedrooms

House - Semi-Detached

Price Guide

£500,000

Located in

Dartford



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



# 29 Bowmans Road

Dartford DA1 3QP



Nestled in the highly sought-after Bowmans Road in Dartford, this charming semi-detached house presents an excellent opportunity for families seeking a spacious and comfortable home. Boasting four well-proportioned bedrooms, this property is ideal for those looking to settle in a vibrant community.

The property is being sold CHAIN FREE!

Upon entering, you will find a inviting reception room which provides ample space for relaxation and entertaining. The separate kitchen is functional and offers the potential for modernisation, allowing you to create your dream culinary space. The ground floor also features a convenient downstairs W.C., enhancing the practicality of the home.

The first floor is home to a well-appointed bathroom, ensuring that family needs are met with ease. The property benefits from a large garage space, providing additional storage or the possibility of a workshop for those with hobbies.

Situated within the esteemed Dartford Grammar School catchment area, this residence is perfect for families prioritising education. Furthermore, its location in West Dartford means you are within walking distance of Crayford Station, making commuting to London and beyond a breeze.

The property also offers potential for extension, subject to planning permission, allowing you to tailor the home to your specific needs. With its desirable location and spacious layout, this four-bedroom house on Bowmans Road is a rare find and is sure to attract considerable interest. Don't miss the chance to make this delightful property your new home.





# 29 Bowmans Road

£500,000 Freehold



- GUIDE PRICE £500,000 - £525,000
- DARTFORD GRAMMAR SCHOOL CATCHMENT AREA
- POTENTIAL TO EXTEND (STPP)
- SEPERATE KITCHEN, LOUNGE AND DINING AREA
- SIMILAR PROPERTIES REQUIRED
- FOUR BEDROOM SEMI-DETACHED HOUSE
- CHAIN FREE
- LARGE DRIVEWAY WITH GARAGE SPACE
- WITHIN WALKING DISTANCE OF CRAYFORD STATION
- COUNCIL TAX BAND 'E', EPC RATING 'D'







## Council Tax Band E

## 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>		<b>84</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>67</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		
England & Wales		EU Directive 2002/91/EC

1 Hythe Street  
Dartford  
Kent  
DA1 1BE



dartford@livermores.co.uk

01322 228090

www.livermores.co.uk