

LIVERMORES

THE ESTATE AGENTS

5 Bedrooms

House - Detached

Price Guide

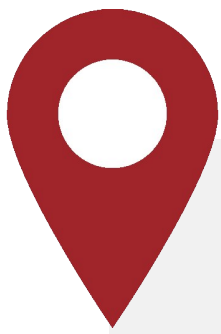
£975,000

Located in

Dartford



www.livermores.co.uk



113 Darenth Road

Dartford Kent DA1 1NJ



Nestled on the desirable Darenth Road in Dartford, this charming detached house offers an impressive 2,497 square feet of living space, making it an ideal family home. With five spacious bedrooms and four well-appointed bathrooms, including an additional downstairs W.C., this property is designed to accommodate the needs of modern living.

The house boasts two large inviting reception rooms, providing ample space for relaxation and entertainment. The large garden is a standout feature, perfect for outdoor activities, family gatherings, or simply enjoying the fresh air. This delightful outdoor space enhances the overall appeal of the property, making it a wonderful retreat for both children and adults alike.

One of the key advantages of this property is that it is chain-free, ensuring a smooth and efficient purchasing process for potential buyers. Located in a popular residential area, the home is within the catchment area for Dartford Grammar School, making it an excellent choice for families seeking quality education for their children.

Dartford itself offers excellent public transport links, making commuting to London and surrounding areas convenient. Residents will also appreciate the proximity to local amenities, schools, and green spaces. Nearby Dartford Park is a lovely attraction, perfect for leisurely walks, picnics, and enjoying the outdoors.

In summary, this delightful detached house on Darenth Road presents a rare opportunity to acquire a spacious family home in a sought-after location, combining comfort, convenience, and charm.



113 Darenth Road

£975,000 Freehold

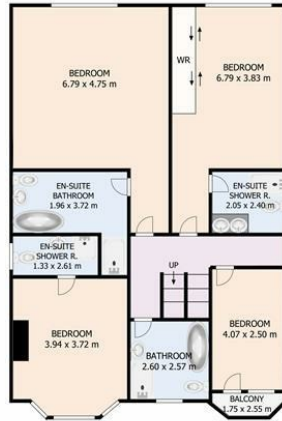


- OFFERS IN THE REGION OF £975,000
- FOUR BATHROOMS WITH DOWNSTAIRS W.C.
- DARTFORD GRAMMAR SCHOOL CATCHMENT AREA
- CHAIN FREE!
- SIMILAR PROPERTIES REQUIRED
- FIVE BEDROOM DETACHED HOUSE
- BEAUTIFUL & PRIVATE GARDEN SPACE
- WITHIN WALKING DISTANCE OF DARTFORD STATION & TOWN CENTRE
- TWO LARGE RECEPTION ROOMS WITH SEPERATE KITCHEN & UTILITY ROOM
- COUNCIL TAX BAND 'E', EPC RATING 'D'





Ground Floor



First Floor



Second Floor

Darenth Rd Dartford DA1 1N

This plan serves solely as a layout guide, and no liability is assumed for errors, omissions, or inaccuracies. It was developed in accordance with the RICS Code of Measuring Practice. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are estimated and measured internally. For accurate measurements, please consult a certified architect or surveyor prior to making any decisions based on this plan.

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) A		
(81-91) B		79
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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