

# LIVERMORES

THE ESTATE AGENTS

3 Bedrooms

House - Terraced

Price Guide

£400,000

Located in

Dartford



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



## 4 Acworth Close

Dartford Kent DA1 3EU



GUIDE PRICE £400,000 TO £425,000.... WEST DARTFORD This 3 bedroom mid terrace family home is offered to the market CHAIN FREE. The property comprises as follows a good size reception room, and kitchen with views of the rear garden to the ground floor, with three bedrooms and a bathroom to the first floor. Ideally located for local amenities and located within HALF A MILE OF THE DARTFORD GRAMMAR SCHOOLS. The property also has parking to the front and garage en bloc to the rear. VIEWING HIGHLY RECOMMENDED

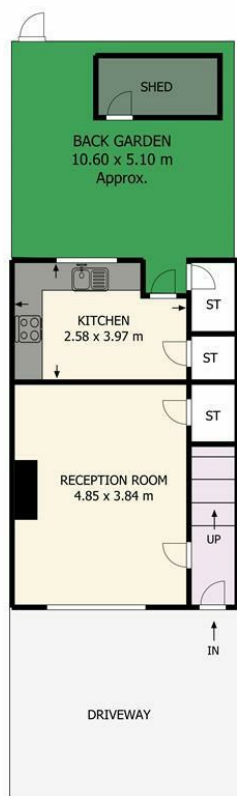


# 4 Acworth Close

£400,000 Freehold



- GUIDE PRICE £400,000 TO £425,000
- WEST DARTFORD
- GRAMMAR SCHOOL CATCHMENT
- 3 BEDROOM MID TERRACE
- FIRST FLOOR BATHROOM
- GARAGE EN BLOC
- HARDSTANDING TO FRONT
- NO CHAIN
- SIMILAR PROPERTIES REQUIRED
- EPC RATING COUNCIL TAX BAND D



Ground Floor



First Floor

Acworth Close Dartford Kent DA1 3EU

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 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>		84
(69-80) <b>C</b>	68	
(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

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