

LIVERMORES

THE ESTATE AGENTS

2 Bedrooms

House - Terraced

Price Guide

£375,000

Located in

Greenhithe



www.livermores.co.uk



15 Hyndford Crescent

Greenhithe DA9 9XB



Nestled in the sought-after Ingress Park development, this charming two-bedroom terraced house on Hyndford Crescent offers a delightful blend of modern living and natural beauty. The property boasts a light and airy atmosphere, making it an inviting space for both relaxation and entertaining.

Upon entering, you will find a well-proportioned reception room that serves as the heart of the home, perfect for family gatherings or quiet evenings. The property features a convenient downstairs W.C., adding to its practicality. The two bedrooms are generously sized, providing ample space for rest and personalisation.

Furthermore, this property comes with two parking spaces and a garage.

One of the standout features of this home is its rear garden, a lovely outdoor space ideal for enjoying the fresh air, gardening, or hosting summer barbecues. The location is particularly appealing, being just a stone's throw from the picturesque riverbank, which offers beautiful walks and nearby parks for leisurely strolls or outdoor activities.

Additionally, the property is conveniently situated close to the renowned Bluewater Shopping Centre, providing a wealth of shopping and dining options. Greenhithe Train Station is also within easy reach, making commuting a breeze.

This property is offered chain-free, allowing for a smooth and straightforward purchase process. Whether you are a first-time buyer, a small family, or



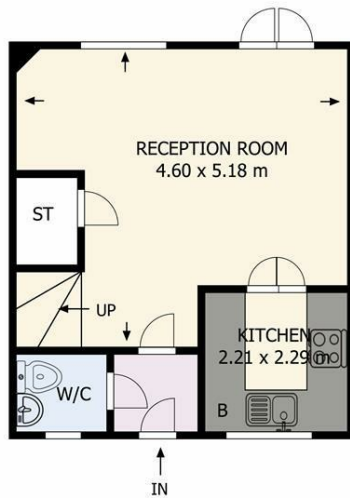
15 Hyndford Crescent

£375,000 Freehold



- GUIDE PRICE £375,000 - £400,000
- CHAIN FREE!
- TWO PARKING SPACES & GARAGE
- GOOD LOCATION FOR SCHOOLS
- SIMILAR PROPERTIES REQUIRED
- TWO DOUBLE BEDROOM TERRACED HOUSE
- GROUND FLOOR W.C., FIRST-FLOOR BATHROOM
- SOUGHT-AFTER INGRESS PARK DEVELOPMENT
- CLOSE PROXIMITY TO STATION
- COUNCIL TAX BAND 'D', EPC RATING 'C'





Ground Floor



First Floor

Hyndford Crescent Greenhithe DA9 9XB England

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 measurement please consult a certified architect or surveyor prior to making any decisions based on this plan. The first measurement provided refers to the vertical wall.

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) A		89
(81-91) B		
(69-80) C	69	
(55-68) D		
(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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