

LIVERMORES

THE ESTATE AGENTS

4 Bedrooms

House - Semi-Detached

Guide Price

£575,000

Located in

Kent



www.livermores.co.uk



24 Baker Crescent

Kent DA1 2NF



WEST DARTFORD.... GUIDE PRICE £575,000 to £600,000 This beautifully extended semi-detached house offers a perfect blend of modern living and comfort and is offered to the market with NO ONWARD CHAIN. With an impressive four/five bedrooms and three bathrooms, including two en-suites, this property is ideal for families seeking space and convenience. Set over 3 floors, the ground floor comprises a good size reception, stunning kitchen/diner and convenient cloakroom. The first floor offer 3 bedrooms, 1 with ensuite facilities and a family bathroom with flexible accommodation on the second floor with a further 2 bedrooms and another with ensuite facilities. Ideally located on a very sought after development APPROXIMATELY A QUARTER OF A MILE TO THE HIGHLY REGARDED DARTFORD GRAMMAR SCHOOLS. Externally there is a rear garden and 3 allocated parking spaces. This property needs to be viewed internally to really appreciate this beautiful home.



24 Baker Crescent

£575,000 Freehold

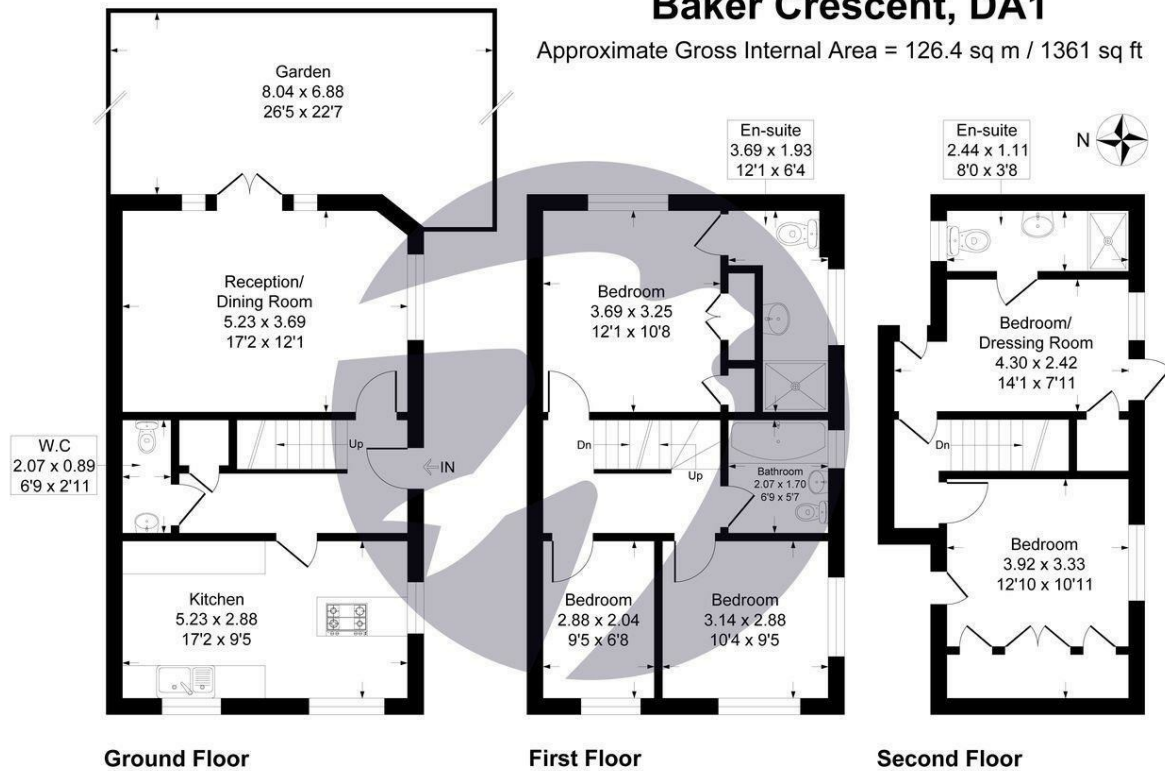


- GUIDE PRICE £575,000 TO £600,000
- 1/4 MILE OF THE GRAMMAR SCHOOLS
- 3 BATHROOMS, WITH 2 ENSUITES
- STUNNING CONDITION
- BEAUTIFUL KITCHEN/DINER
- 4/5 BEDROOM SEMI-DETACHED
- SET OVER 3 FLOORS
- ALLOCATED PARKING FOR 3 CARS
- NO ONWARD CHAIN
- EPC RATING C COUNCIL TAX BAND



Baker Crescent, DA1

Approximate Gross Internal Area = 126.4 sq m / 1361 sq ft



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		
(81-91) B		88
(69-80) C	77	
(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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