

LIVERMORES

THE ESTATE AGENTS

3 Bedrooms

House - Semi-Detached

Offers In The Region Of

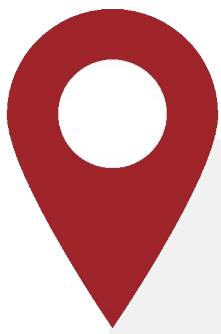
£425,000

Located in

Dartford



www.livermores.co.uk



9 Morland Avenue

Dartford Kent DA1 3BW



GUIDE PRICE £425,000 TO £450,000.... WEST DARTFORD Set in a quiet residential road is this well presented 3 bedroom semi detached family home with off road parking to the front for 2 cars. Located approximately 3/4 of a mile of the very sought after DARTFORD GRAMMAR SCHOOLS the property comprises lounge and lovely kitchen/diner to the ground floor with doors out to the rear garden. To the first floor there are 3 BEDROOMS and a family bathroom. Having been very well look after and refurbished buy our current sellers over the past few years it is offered to the market in lovely condition and would make someone a lovely home. VIEWING HIGHLY RECOMMENDED



9 Morland Avenue

£425,000 Freehold




- GUIDE PRICE £425,000 TO £450,000
- WELL PRESENTED FAMILY HOME
- KITCHEN/DINER
- WEST DARTFORD
- SIMILAR PROPERTIES REQUIRED
- DARTFORD GRAMMAR SCHOOL CATCHMENT
- 3 BEDROOM SEMI DETACHED
- SEPARATE LOUNGE
- OFF ROAD PARKING FOR 2 CARS
- COUNCIL TAX BAND 'D' EPC RATING 'E'



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

1 Hythe Street

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Kent

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