

# HUNTERS®

HERE TO GET *you* THERE

9 Old Road West, Gravesend, Kent, DA11 0LH

£550,000

Property Images





# HUNTERS<sup>®</sup>

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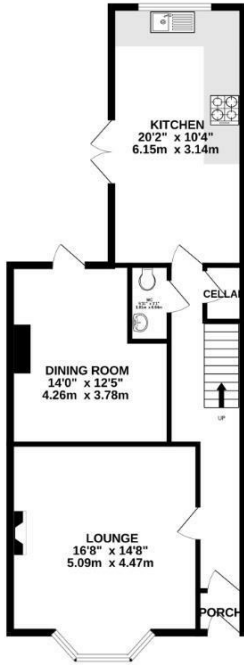
## Property Images



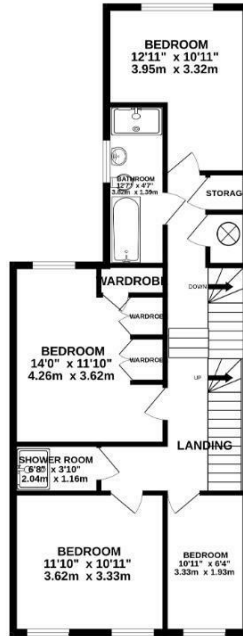
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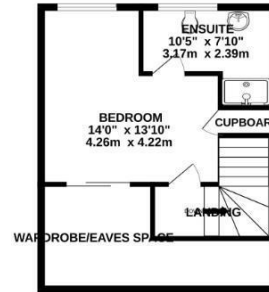
GROUND FLOOR  
734 sq.ft. (68.2 sq.m.) approx.



1ST FLOOR  
743 sq.ft. (69.0 sq.m.) approx.



2ND FLOOR  
401 sq.ft. (37.3 sq.m.) approx.



TOTAL FLOOR AREA : 1878 sq.ft. (174.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			82
(81-91) <b>B</b>			
(69-80) <b>C</b>		70	
(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			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

## Map



## Details

Type: House - Semi-Detached Beds: 5 Bathrooms: 2 Receptions: 2 Tenure: Freehold

## Summary

Hunters are now marketing a substantial five bedroom semi-detached period property which is an ideal family home situated along Old Road West, within walking distance of Gravesend Town Centre and Mainline Railway Station offering trains to London within 27 minutes. In our opinion, several of Gravesend's Primary, Secondary and Grammar Schools are all within walking distance, along with the popular Windmill Hill.

The accommodation comprises of entrance hall, leading to lounge, dining room, kitchen/breakfast room and separate doors to the garden and also the basement.

To the first floor you will find four bedrooms, shower room and the family bathroom. There is also stair access to the second floor which provides another bedroom with en suite shower room.

Externally, there is parking to the front via driveway as well as bricked pathway leading to the front door with good sized garden to rear.

Contact us now to find out more or to arrange a viewing so that you can fully appreciate what this home could offer you!

## Features

- SEMI-DETACHED • FIVE BEDROOMS • LOUNGE • DINING ROOM • KITCHEN/BREAKFAST ROOM • DRIVEWAY TO FRONT • GOOD SIZED REAR GARDEN • BASEMENT • CLOSE TO STATION • EPC RATING- C