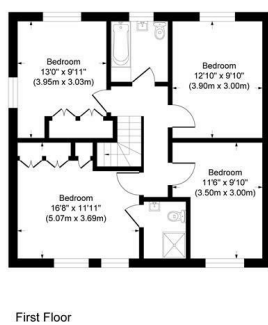
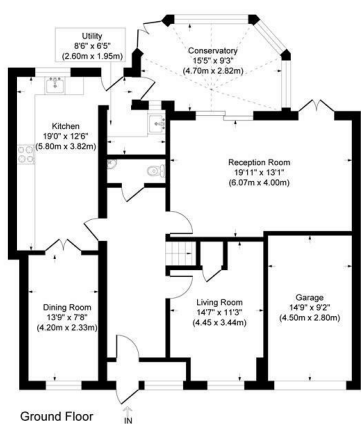
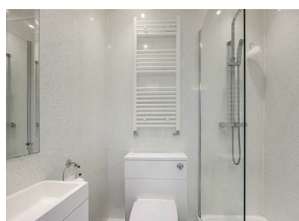


Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Point Pleasant Dartford Road

Approximate Gross Internal Area
Ground Floor = 115.6 sq m / 1245 sq ft
First Floor = 64.7 sq m / 696 sq ft
Total = 180.3 sq m / 1941 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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DARTFORD ROAD
DARTFORD DA4 9HX

Guide price £1,050,000

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MURRAY • LEE • MCKENZIE
ESTATE AGENTS

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01322 947 967

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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Welcome to this exquisite 4-bedroom detached house, offering a perfect blend of luxury, comfort, and convenience. Nestled in a tranquil setting with far-reaching green views over and beyond the fields to both the front and rear, this property is a dream home for those seeking a serene lifestyle.

The ground floor boasts three generous reception rooms, ideal for family gatherings and entertaining guests. A convenient downstairs WC adds to the practicality of the space. The large, well-maintained garden is a true highlight, featuring an enclosed swimming pool perfect for relaxation and fun during the warmer months.

The spacious kitchen is designed for modern living, with ample storage and worktop space, making it a delight for any home chef.

Upstairs, the house offers a family bathroom and four well-proportioned bedrooms. The main bedroom includes an en suite, providing a private retreat for the homeowners.

Parking is a breeze with space for multiple vehicles, ensuring convenience for family and visitors alike. The location is superb, with great access to the M25 motorway, making commutes and travel easy. Farningham train station is close by, providing excellent transport links, while the charming village of Eynsford, with its delightful pubs, is just a stone's throw away. For shopping and entertainment, the renowned Bluewater shopping mall is a short drive away.

This beautiful home is perfect for families seeking a blend of countryside tranquility and modern amenities. Don't miss the opportunity to make this stunning property your own.

Contact us today to arrange a viewing and experience the charm and elegance of this exceptional home.

4 BEDROOMS • 3 RECEPTION ROOMS • 2 BATHROOMS

DARTFORD ROAD

DARTFORD DA4 9HX

- 4 BEDROOM DETACHED HOUSE
- SUBSTANTIAL PLOT WITH FAR REACHING VIEWS TO FRONT AND REAR
- 3 RECEPTION ROOMS
- EN SUITE/DS WC/UPSTAIRS BATHROOM
- ENCLOSED SWIMMING POOL
- CLOSE TO M25/EYNSFORD/BLUEWATER
- PARKING ON THE FRONT FOR MULTIPLE VEHICLES
- COUNCIL TAX BAND F
- EPC- TBC
- 1941 SQ FT

