



4 bedroom terrace
town house within
close proximity of
Town Centre, Swanley
Station and transport
links

£2,000pcm




Hazell Holland
SALES & LETTINGS

5 Edwards Gardens
Swanley
Kent
BR8 8HP



Entrance Porch

Opaque part double glazed porch door with opaque double glazed window to front. Carpet.

Entrance Hall

Double glazed entrance door with opaque double glazed window to front. Wood laminate flooring. Dado rail. Electric heater. Under stairs storage cupboard.

Separate w.c

Vinyl flooring. Low level w.c. Vanity wash hand basin. Tiled splash back.

Lobby

Double glazed door leading to garden. Laminate flooring. Separate shower cubicle with Mira shower over and door.

Bedroom Four

11'11 x 8'4 (3.63m x 2.54m)
Double glazed window to rear. Carpet Electric radiator.

First Landing

Carpet.

Lounge

19'5 x 14'9 x 12' (5.92m x 4.50m x 3.66m)
Double glazed windows to front. Carpet. Electric radiator.

Kitchen

14'8 x 8'8 (4.47m x 2.64m)
Two double glazed windows to rear. Wood laminate flooring. Single drainer sink unit with mixer tap. Tiled splash backs. Range of wall and base units with work surfaces over. Built-in oven, hob and extractor fan. Sharp washing machine. Fridge freezer.

Second Floor Landing

Carpet. Electric radiator. Built-in airing cupboard. Access to loft.

Bathroom

9'6 x 5'4 (2.90m x 1.63m)
Opaque double glazed window to rear. Laminate wood floor. Tiled walls. Electric chrome heated radiator. Panelled bath with shower mixer tap. Hand wash basin. Low level w.c.

Bedroom Two

13'3 x 9'2 (4.04m x 2.79m)
Two double glazed window to front. Carpet. Coved ceiling. Built-in cupboard.

Bedroom One

13'2 x 9'2 (4.01m x 2.79m)
Double glazed window to rear. Carpet Built-in wardrobe.

Bedroom Three

10'4 x 6'3 (3.15m x 1.91m)
Double glazed window to front. Carpet. Built-in storage cupboard.

Garden

60' (18.29m)
Artificial laid to lawn garden leading to raised decking area to rear.

Garage

17' x 9'3 (5.18m x 2.82m)
Integral with up and over electric door. Cupboard housing meters.

Parking

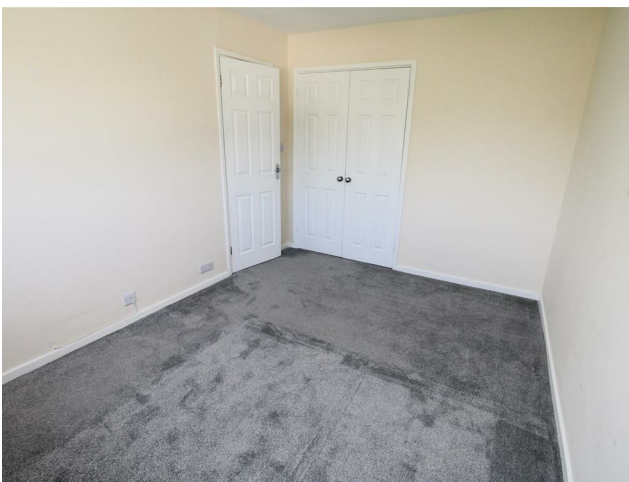
Off street parking to front



Hazell Holland are pleased to offer in Edwards Gardens, Swanley, this delightful mid terraced town house presents an excellent opportunity for families seeking a comfortable and convenient home. Spanning an impressive 1,098 square feet, the property boasts four bedrooms, making it ideal for both growing families and those who appreciate extra space.

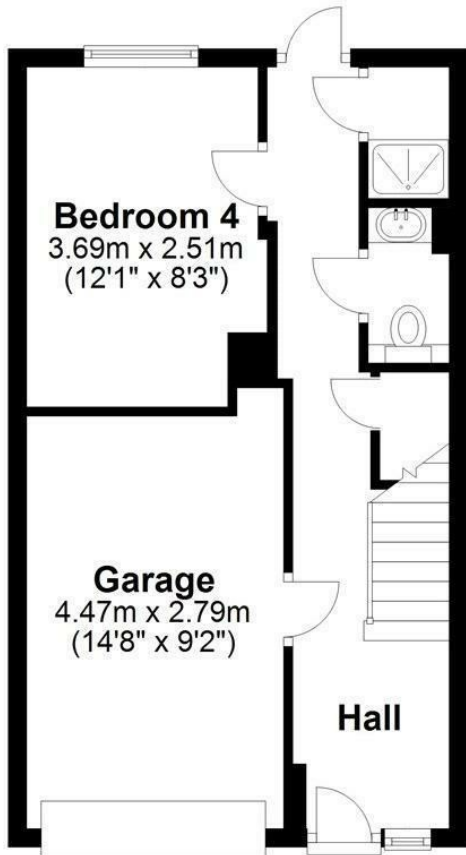
Upon entering, you are welcomed into a spacious reception room that offers a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The ground floor features a separate shower and w.c, adding to the practicality of the layout. The kitchen is equipped with essential appliances, including an oven, hob, extractor fan, washing machine, and fridge freezer, all of which are included in the let, ensuring a seamless transition into your new home.

The property also benefits from a garage with its own drive, providing convenient off-street parking and additional storage options. The lounge, measuring an impressive 21' is a standout feature, offering ample space for family gatherings and leisure activities.

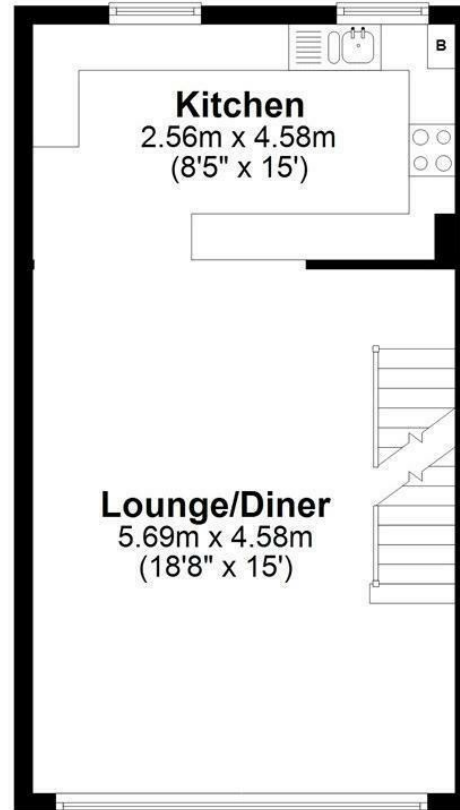


Located just a short walk from the town centre and the train station, this home is perfectly positioned for those who value accessibility to local amenities and transport links. With its blend of comfort, space, and convenience, this property must be viewed to be fully appreciated. Available now, it presents a wonderful opportunity for anyone looking to settle in this desirable area.

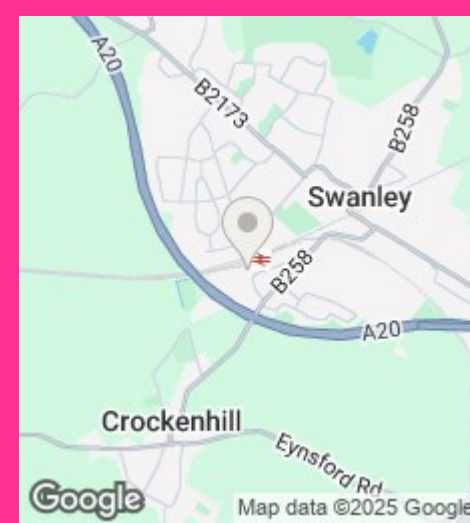
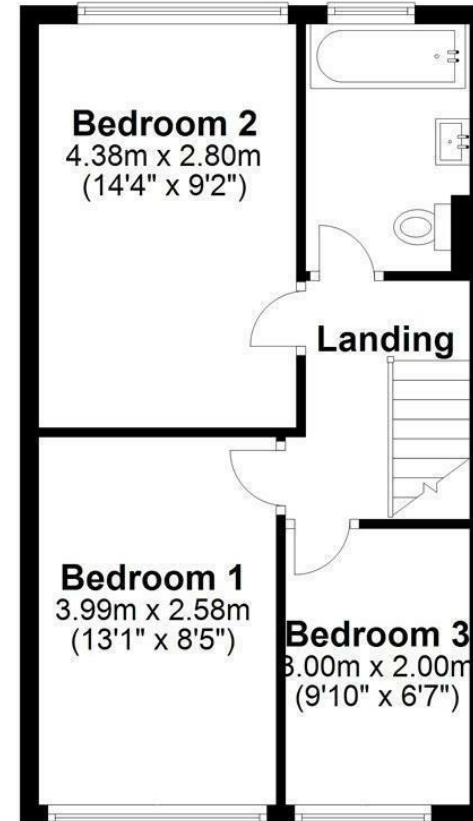
Ground Floor



First Floor



Second Floor



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			78
(81-91) B			
(69-80) C			
(55-68) D		53	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	