



12 Brookside Road

Istead Rise, Kent, DA13 9JJ Freehold



£525,000

An extended semi-detached house located in a no-through-road close to shops in Istead Rise. The two-storey addition provides an enlarged kitchen-diner and a master bedroom with en-suite on the first floor. There is a driveway and an integral garage and a landscaped rear garden.

Overview

- Extended accommodation
- Four bedrooms
- Two bath/shower rooms
- Integral garage
- Downstairs cloakroom
- Lounge-diner with open fire
- Kitchen breakfast room
- Large patio
- Fitted blinds
- Close to shops

Property description

The accommodation of this well proportioned family home comprises an entrance porch, entrance hall with attractive geometric floor tiles and under floor heating. There is a downstairs WC fitted with a Sani-flo unit. The lounge-diner has fitted blinds and a working open fireplace. The kitchen-diner is comprehensively fitted with a matching range of wall and base units with built-in appliances to remain. The first floor accommodation has a master bedroom with a modern en-suite shower room, three further bedrooms (two of which are doubles) with fitted wardrobes in three of the rooms. There is a modern bathroom with under-floor heating.

Outside, the front of the property is a cobble style paved driveway with off-road parking for two cars and access to the single garage. The rear garden has a large expanse of patio with steps up to the lawn. There are several mature trees and shrubs to the borders.



Location

Istead Rise is sited between Gravesend and Meopham on the A227 and benefits from many local amenities and excellent transportation links. The A2/M2 and M20/M26 motorway networks are both within easy reach as is the M25. Meopham mainline rail station with services to Victoria (35 minutes) is 1.5 miles away with Gravesend mainline station to Charing Cross (45 minutes) approximately 3 miles. Ebbsfleet International station with mainline services to Europe and St Pancras (15 mins) is within a short drive and Gatwick can be reached in approximately 40 minutes. There is a local

primary school (Ofsted Good) within Istead Rise as well as shops, restaurant and take-aways. Larger supermarkets and commercial retail area (Morrisons, Lidl, Screwfix, etc are within 1 mile.

Viewing arrangements

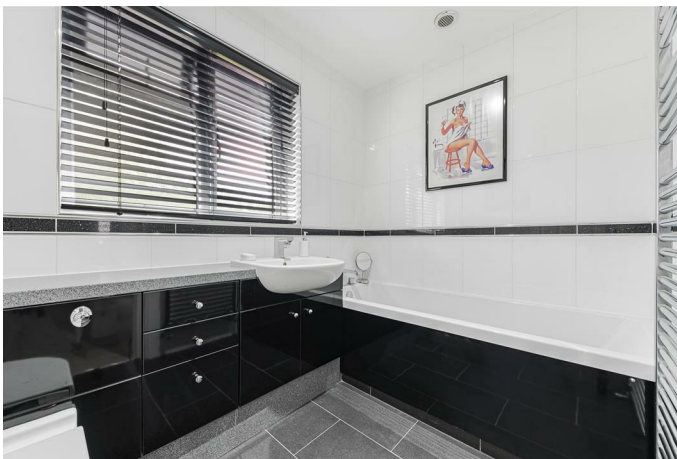
Strictly by prior appointment with Kings

Directions

From our Meopham office proceed North along the A227 Wrotham Road for approximately 1.5 miles and turn left into Istead Rise (sign posted) Brookside Road is the first turning on the right and the property is found a short way along on the left.

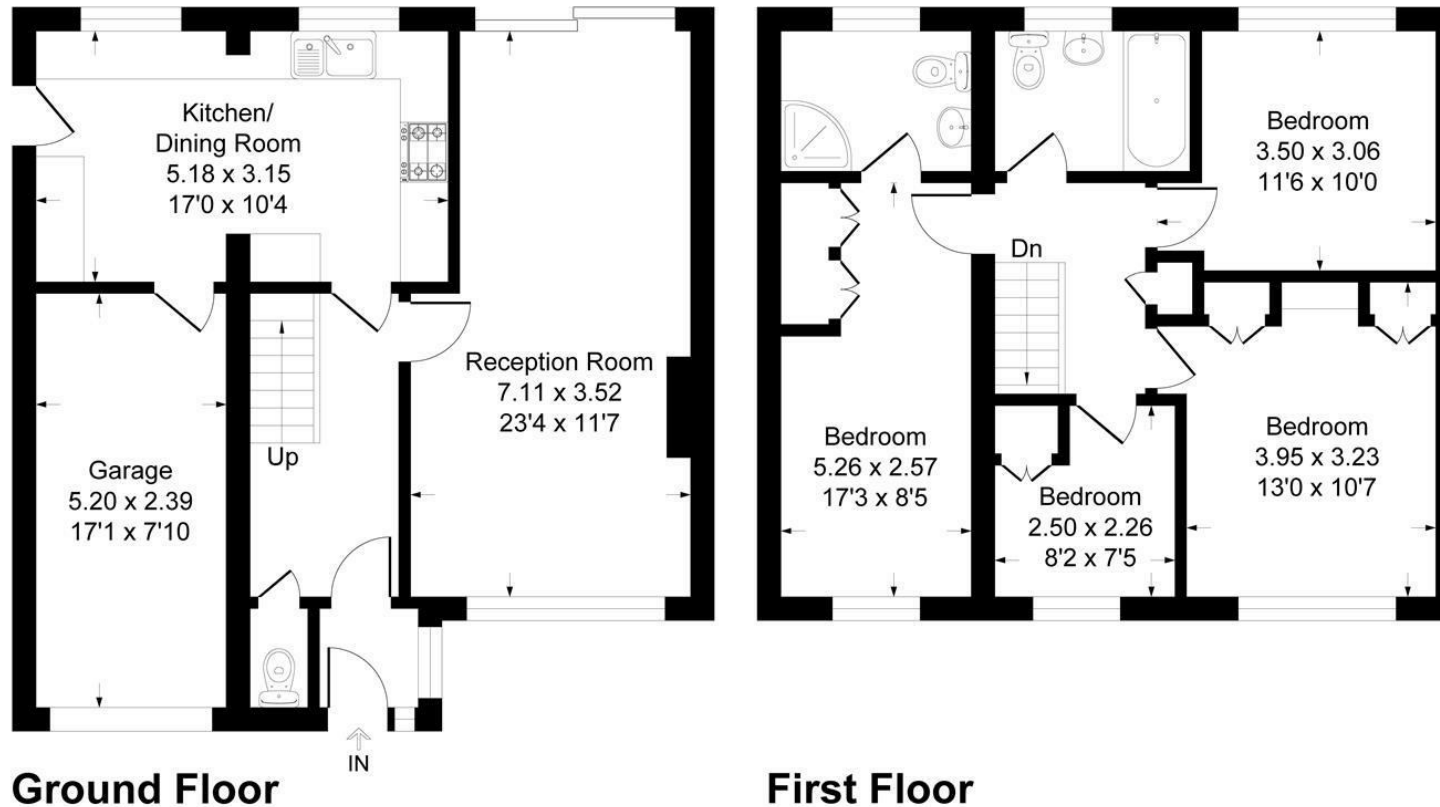
Property information

Mains gas, electric, water and drainage.



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Approximate Gross Internal Area 123.7 sq m / 1331 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.

Produced By Planpix

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