

St. Pauls Road, , Erith, DA8 1HL

- Chain free
- Two bedroom home
- Kitchen and first floor bathroom
- Close to local schools, shops & transport
- Floor Area: 632 sq ft
- Popular location
- Two reception rooms
- Courtyard garden
- Call Hunters to view
- EPC Rating: D

Asking Price £325,000



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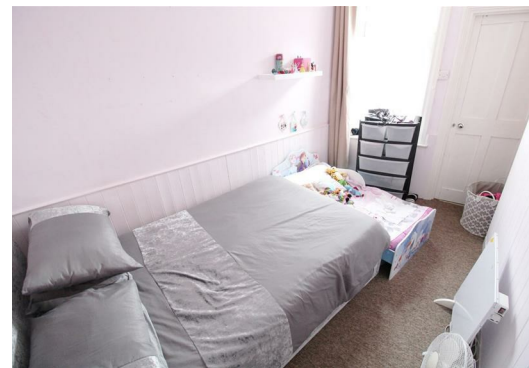
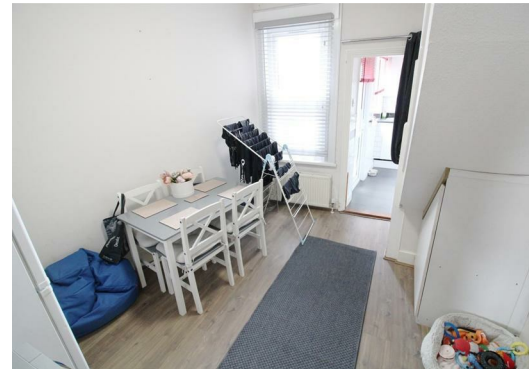
DESCRIPTION

Situated on the charming St. Pauls Road in Erith, this delightful mid-terrace house offers a fantastic opportunity for those seeking a new home. Boasting two reception rooms, two bedrooms, and a bathroom, this chain-free period property is perfect for a small family or first-time buyers.

Located in the sought-after Northumberland Heath area, this home is conveniently close to local schools, shops, and transport links, making daily life a breeze. The two double bedrooms provide ample space, with the first-floor bathroom accessible through bedroom two for added convenience.

The property features two reception rooms and a kitchen at the rear, offering a comfortable and practical layout for everyday living. Step outside to the courtyard garden, a lovely spot to enjoy some fresh air and relax.

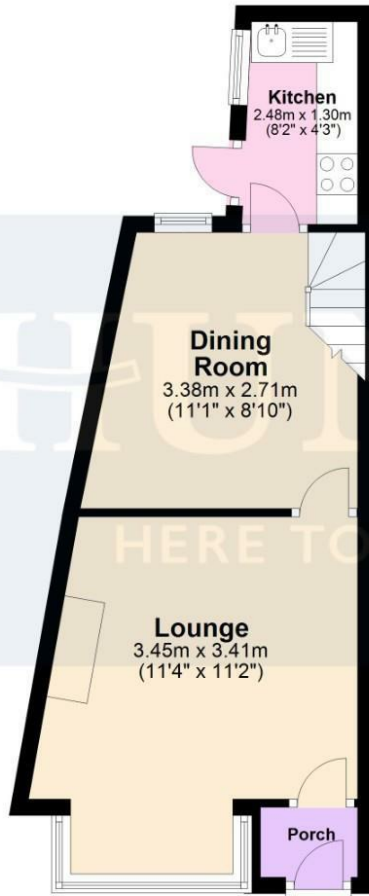
Ideal as a great first home, this property has so much potential to become your perfect abode. Don't miss out on this opportunity - contact Hunters today to arrange a viewing and envision the possibilities that this charming home has to offer.





Ground Floor

Approx. 29.0 sq. metres (312.6 sq. feet)



First Floor

Approx. 29.7 sq. metres (319.4 sq. feet)



Total area: approx. 58.7 sq. metres (632.0 sq. feet)

Viewings

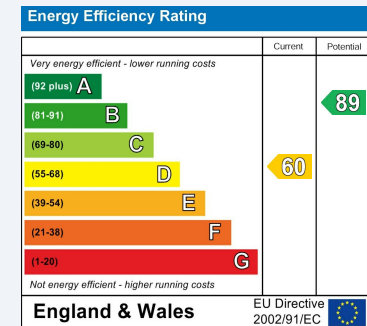
Please contact bexleyheath@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

