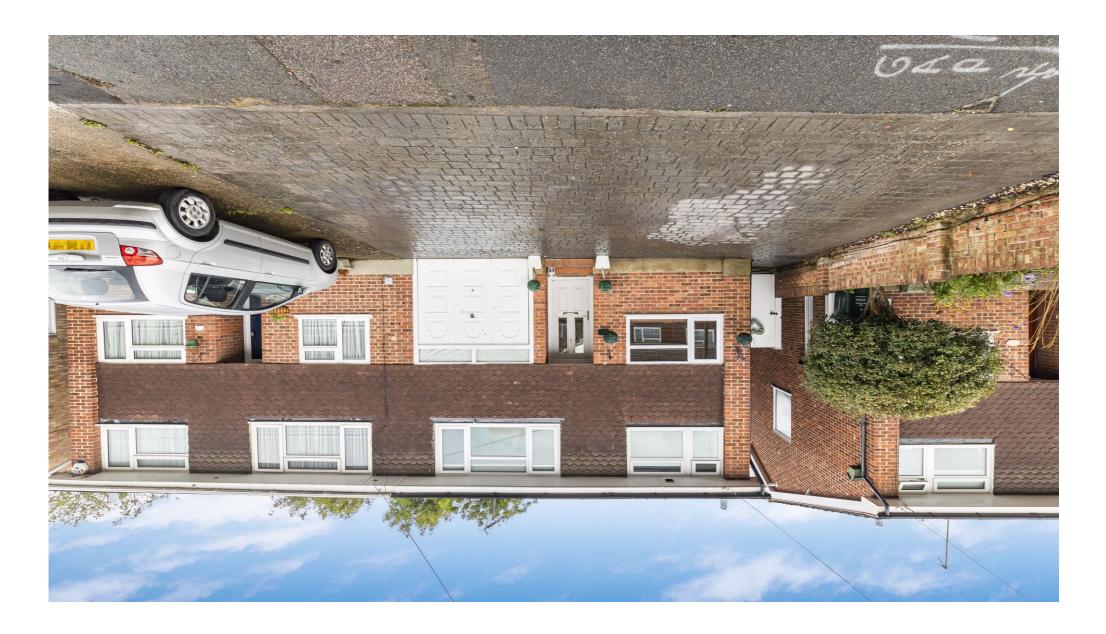


GUIDE PRICE: £475,000 - £500,000 | FREEHOLD



Briar Road, DA5

Approximate Gross Internal Area = 110.2 sq m / 1187 sq ft
Garage Area = 11.5 sq m / 124 sq ft
Total = 121.7 sq m / 1311 sq ft

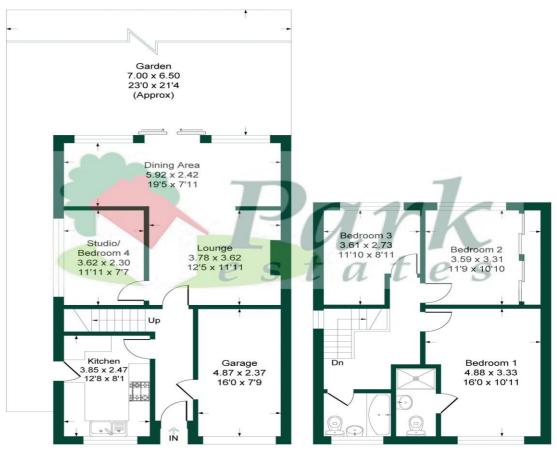


Energy Efficiency Rating					
Score	Energy rating		Current	Potential	
92+	A				
81-91	В				<82 B
69-80	С				02,0
55-68		D		63 D	
39-54		E			
21-38			F		
1-20			G		



60-62 High Street, Bexley, Kent DA5 1AH bexley@parkestates.co.uk

www narkestates on uk



Floor First Floor plan is for layout guidance only. Not drawn to scale unless stated. Windows and d

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

Every care has been taken with the preparation of details, but accuracy is in no way guaranteed. These particulars do not constitute a contract and are issued and accepted on the express understanding that all negotiations will be conducted through Park Estates. The seller does not make or give, nor do we or our employees have any authority to give a representation or warranty in relation to the property. Please contact this office before viewing the property. If there is any point which is of particular importance to you, we will be pleased to check the information for you and confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property. We would strongly recommend that all the information that we provide about the property is verified by yourself on inspection and also by your conveyancer, especially where statements have been made by us to the effect that the information provided by us has not been verified.

Extended three double bedroom semi detached house, located within the popular Joydens Wood location, with convenient access to a selection of schools, shops and transport links. This ideal family home offers generous accommodation comprising of entrance hall, kitchen, and three reception rooms. To the first floor there is a bathroom and three double bedrooms the master benefitting from an ensuite. Additional benefits to note include double glazing, gas central heating, secluded rear garden, off street parking, integral garage and no forward chain. Viewing is recommended.

Local Authority: Dartford Council Tax Band: E

















