



Knoll Road, Bexley, DA5 1AZ



Harpers & Co



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Property

Address

- RECENTLY REFURBISHED 4 BED SEMI DETACHED FAMILY HOME
- RECEPTION ROOM
- CLOAKROOM & UTILITY
- LARGE KITCHEN/DINER WITH SLIDING DOORS
- MASTER BEDROOM WITH ENSUITE
- 3 FURTHER DOUBLE BEDROOMS
- FAMILY BATHROOM
- DRIVEWAY TO FRONT
- CHAIN FREE
- EXCELLENT CATCHMENT FOR LOCAL SCHOOLS & BETHS GRAMMAR SCHOOL

Knoll Road, Bexley

Property Summary

CHAIN FREE - OIRO £750,000 - 4 bedroom highly sustainable new build, semi-detached home with a 10 year warranty. Set over 3 floors on the prestigious Knoll Road this is an incredibly rare opportunity to find a new build in this area located just 0.4 miles from Bexley Mainline Station and Bexley Village with its abundance of Restaurants, Bars and shops. This architecturally unique estate is so tasteful and elegant throughout and is a credit to the current owners who have intelligently designed and decorated it to create a truly fantastic family home. ***new HEAT PUMP installed for maximum efficiency.

Harpers & Co are delighted to offer for sale this spacious and well designed family home. On entering the property there is a bright hallway leading to the front reception room, cloakroom and utility room leading to a large kitchen/diner with a new high spec kitchen with integrated appliances and Herringbone flooring throughout the ground floor

To the first floor there are 2 double bedrooms and a family bathroom, the master benefiting from full length sliding doors with glass balustrade overlooking the rear garden and en-suite. To the second floor there are a further 2 double bedrooms. All the rooms are bright and well proportioned.

Ample parking to front with electric EV charger and side access to the rear garden.



Accommodation

Driveway

Blocked paved driveway for several vehicles, charging point, light, gated side access to rear garden, tree and shrub border, bin storage.

Entrance hall

Spotlights to ceiling, Herringbone flooring, skirting, radiator, double glazed door to side with access to garden, radiator.

Reception room 13' 1" x 11' 7" (4.00m x 3.52m)

Double glazed bay window to front, spotlights to ceiling, Herringbone flooring, skirting, multiple power points, radiator.

Cloakroom/utility 6' 5" x 6' 0" (1.95m x 1.82m)

Spotlights to ceiling, Herringbone flooring, skirting, WC, built in base units, plumbed for washing machine, sink unit, power points, heated towel rail.

Kitchen/diner 20' 2" x 15' 1" (6.15m x 4.61m)

Double glazed sliding doors to rear garden, spotlights to ceiling, Herringbone flooring, skirting, large skylight, Magnet range of fitted wall and base units with work surface over, integrated fridge freezer, Neff dishwasher, built in Neff electric oven and grill, Neff electric hob and extractor, sink unit, under unit lighting, multiple power points, vertical radiator, steps to hallway, double glazed door to side with side access.

First Floor Landing

Carpeted, spotlights to ceiling, skirting, double glazed window.

Master bedroom 20' 6" x 10' 9" (6.25m x 3.28m)

Full length sliding door with glass balustrade overlooking the rear garden, spotlights to ceiling, pendant light to ceiling, carpet, skirting, radiator, multiple power points, door to ensuite.

Ensuite 7' 6" x 4' 3" (2.28m x 1.30m)

Tiled walls and flooring, spotlights to ceiling, WC, wash hand basin, walk in shower with glass screen and chrome fixture and fittings, underfloor heating.

Bedroom 2 15' 2" x 13' 2" (4.62m x 4.01m)

Two double glazed bay window to front, spotlights to ceiling, pendant light to ceiling, carpet, radiator, multiple power points.



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Bathroom 6' 9" x 5' 7" (2.07m x 1.70m)

Double glazed window to rear, tiled walls and flooring, spotlights to ceiling, WC, wash hand basin, bath with shower attachment over, chrome fixture and fittings, shaving point.

Landing

Double glazed sky light, carpeted, spotlights, skirting.

Bedroom 3 18' 1" x 13' 11" (5.50m x 4.25m)

Two double glazed skylights, spotlights to ceiling, carpet, radiator, multiple power points, skirting.

Bedroom 4

Double glazed sky light, pendant light to ceiling, carpet, radiator, multiple power points, skirting, two eaves storage cupboards.

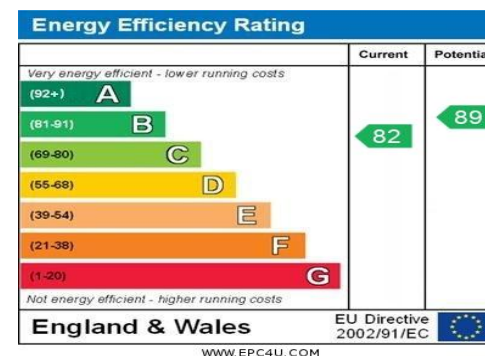
Rear garden 72' 2" x 25' 3" (22.00m x 7.70m)

Patio area, laid to lawn with tree and shrubs, outside lighting and tap, gated side access to front.

Disclaimer

These particulars form no part of any contract and are issued as a general guide only. Main services and appliances have not been tested by the agents and no warranty is given by them as to working order or condition. All measurements are approximate and have been taken at the widest points unless otherwise stated. The accuracy of any floor plans published cannot be confirmed. Reference to tenure, building works, conversions, extensions, planning permission, building consents/regulations, service charges, ground rent, leases, fixtures, fittings and any statement contained in these particulars should not be relied upon and must be verified by a legal representative or solicitor before any contract is entered into.





Bexley / Bexleyheath Department
 8 Bexley High Street
 Bexley
 DA5 1AD
 T: 01322 524425
 E: info@harpersandco.com

Associate Park Lane
 121 Park Lane
 Mayfair
 W1K 7AG
 T: 0207 409 4693
 E: info@harpersandco.com

harpersandco.com

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