

# LIVERMORES

THE ESTATE AGENTS

3 Bedrooms

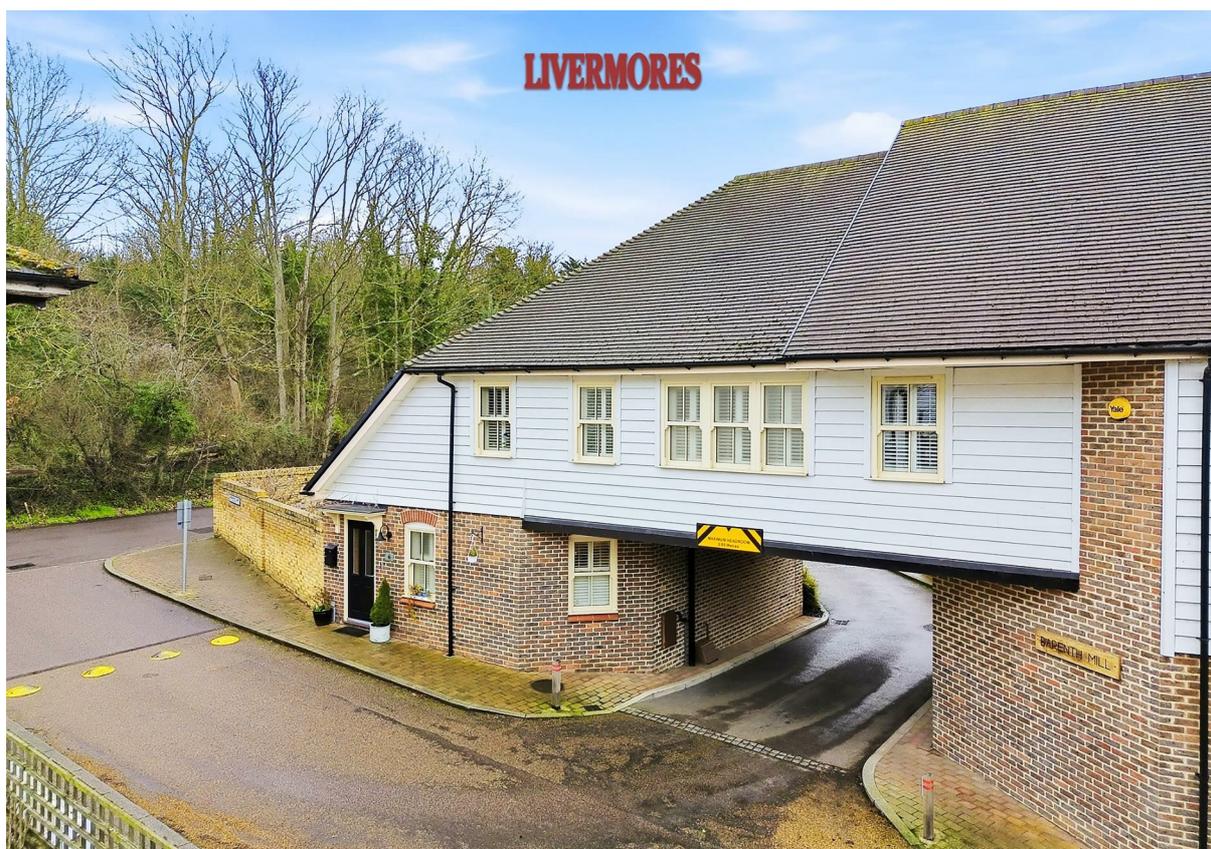
House - End Terrace

Price Guide

£475,000

Located in

Dartford



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# 6 Darenth Mill Lane

Dartford DA2 7BF



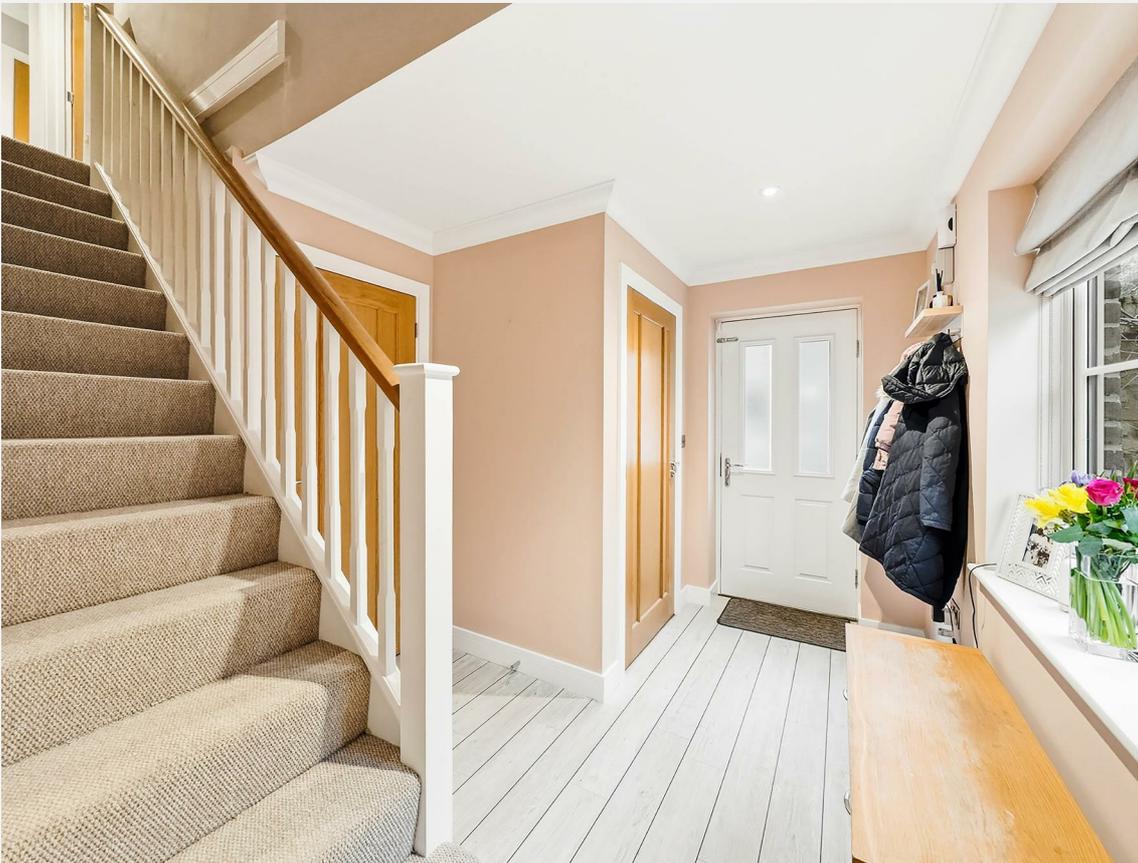
Nestled in the charming area of Darenth Mill Lane, Dartford, this delightful end-terrace house offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The layout includes a welcoming reception room, perfect for entertaining guests or enjoying quiet evenings at home.

The house boasts two modern bathrooms, ensuring that morning routines run smoothly for everyone. The design of the property maximises natural light, creating a warm and inviting atmosphere throughout.

Situated in a desirable location, residents will benefit from easy access to local amenities, schools, and transport links, making it an excellent choice for commuters and families alike. The surrounding area offers a pleasant community feel, with parks and recreational spaces nearby, perfect for leisurely strolls or outdoor activities.

This end-terrace house presents a wonderful opportunity for those looking to settle in a vibrant part of Dartford. With its spacious layout and convenient location, it is a property not to be missed.

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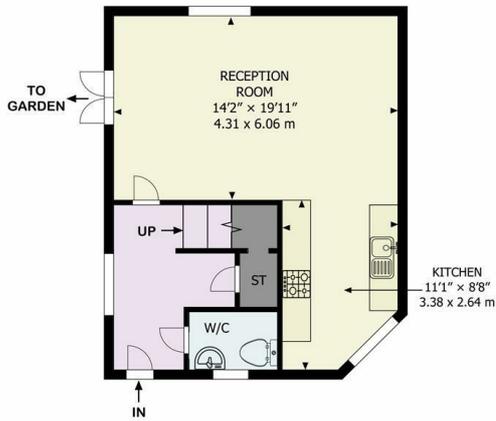
# 6 Darenth Mill Lane

£475,000 Freehold



- GUIDE PRICE £475,000 - £500,000
- THREE DOUBLE BEDROOMS
- ALLOCATED & VISITOR PARKING
- POPULAR & PRIVATE DEVELOPMENT
- SIMILAR PROPERTIES REQUIRED
- END OF TERRACED HOUSE
- DOWNSTAIRS W.C., FAMILY BATHROOM & EN-SUITE
- GRAMMAR SCHOOL CATCHMENT AREA
- LUXURY WESTOAK HOMES
- COUNCIL TAX BAND 'E', EPC RATING 'C'





Ground Floor



First Floor

**DARENTH MILL LANE DARTFORD DA2**

The plan is intended solely as a layout guide, and no liability is assumed for any errors, omissions, or inaccuracies. It does not constitute, in whole or in part, an offer or contract. Any intending purchaser or lessee should satisfy themselves, through inspection searches, enquiries, and a full survey, as to the accuracy of the information provided. All areas, measurements, wall thicknesses, shapes, compass bearing, and distances are approximate and should not be relied upon for valuation purposes or as the basis of any sale or letting. No guarantee is provided regarding the total area. All measurements are taken at the widest points, internally, with the first measurement referring to the vertical dimension. May not be to scale. Powered by airvideography.com

## Council Tax Band E

## Local Authority DARTFORD

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		77	82
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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