



27, Cold Blow Crescent, Bexley DA5 2DR
Asking Price £750,000



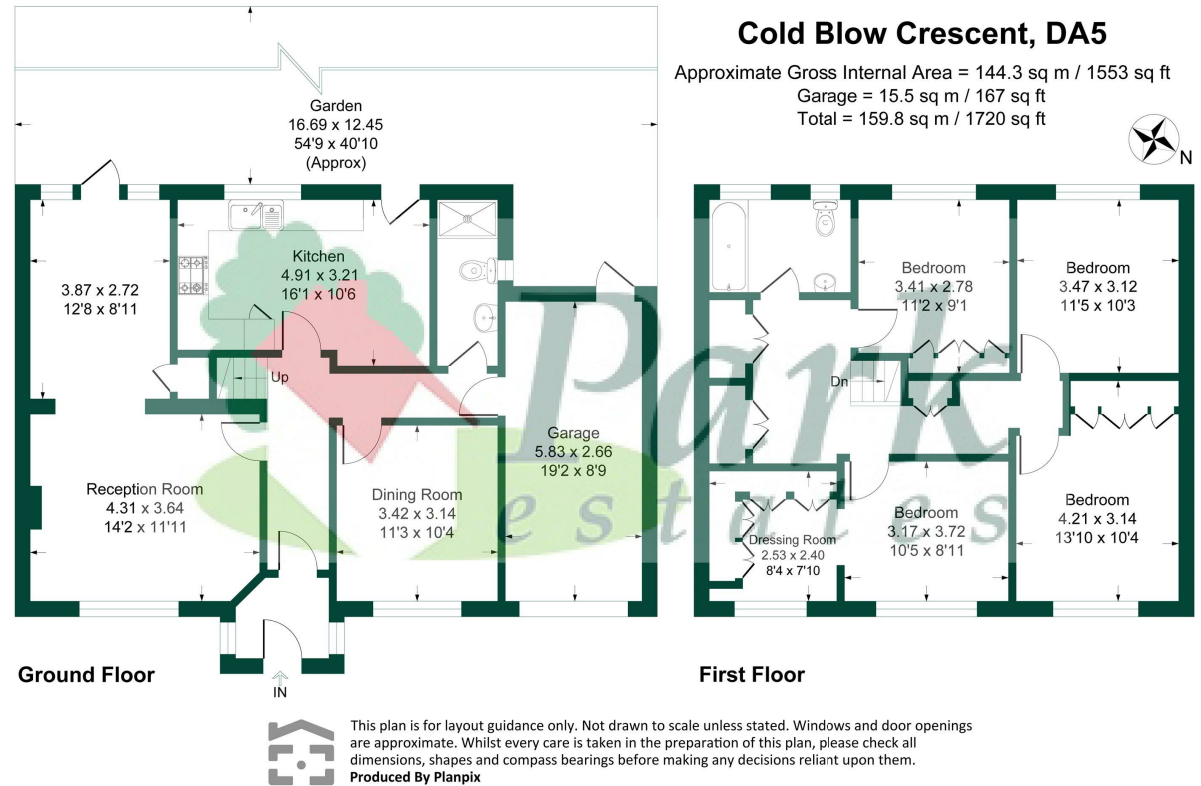
Occupying a prominent corner plot in one of the area's most sought after roads, this extended four bedroom double fronted semi detached home sits just a short stroll from Old Bexley Village. Its location offers superb convenience, with easy access to an excellent range of local amenities including independent shops, restaurants, bars, well regarded primary and secondary schools—plus several Grammar Schools—along with Bexley station and other transport links.

Beautifully maintained and well presented by the current owners, the property provides generous and versatile accommodation. The ground floor comprises an entrance porch, welcoming entrance hall, two spacious reception rooms, a ground floor shower room, and a fitted kitchen/breakfast room. Upstairs, you'll find a family bathroom and four well proportioned bedrooms, with the master further enhanced by its own dressing room. Externally, the home benefits from off street parking to the front, a well kept rear garden, and a garage. Additional features include double glazing and gas central heating. A fantastic family home in a prime location. Early viewing is highly recommended.

Local Authority: Bexley
Council Tax Band: E

Local Authority: Bexley
Council Tax Band: E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC	75	80



01322 553322

60-62 High Street, Bexley, Kent DA5 1AH

bexley@parkestates.co.uk
www.parkestates.co.uk

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.