



**Guide Price**  
**£400,000**

**Freehold**

3x  1x  1x 

**Barnes Cray Road,  
Dartford, Kent, DA1**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards



## Main features

- Semi-detached house
- Detached garage
- Family bathroom with bath and shower cubicle
- Good sized rear garden with a river running at the bottom
- Walking distance of the rail station and ideal for sought after primary and secondary schools

## Accommodation

### GROUND FLOOR

Entrance Hall

Lounge: 11'6 x 11'0 (3.51m x 3.36m)

Kitchen/Diner: 17'4 x 14'3 (5.29m x 4.35m)

### FIRST FLOOR

Landing

Bedroom 1: 12'7 x 8'4 (3.84m x 2.54m)

Bedroom 2: 9'0 x 8'5 (2.75m x 2.57m)

Bedroom 3: 6'5 x 6'4 (1.96m x 1.93m)

Bathroom

### OUTSIDE

Detached Garage

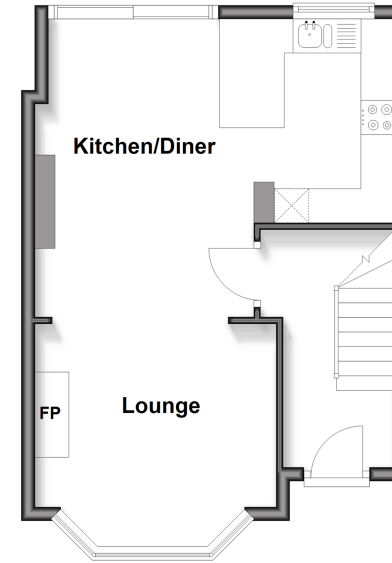
Shared Driveway

Front Garden

Rear Garden

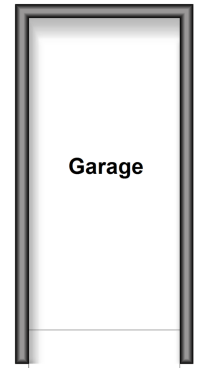
### Ground Floor

Approx. 37.1 sq. metres (399.8 sq. feet)



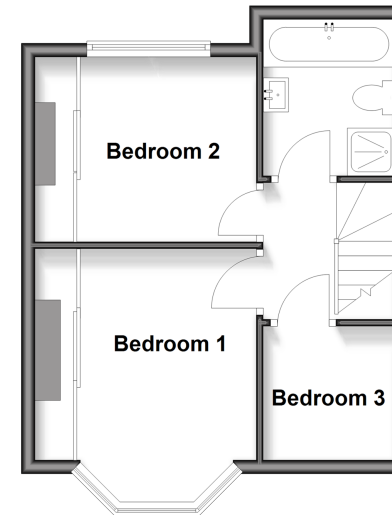
### Outbuilding

Approx. 10.9 sq. metres (117.0 sq. feet)



### First Floor

Approx. 32.8 sq. metres (353.4 sq. feet)



Call Barnehurst - 01322 335525 ■ [wardsofkent.co.uk](http://wardsofkent.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease



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