



Winchester Crescent, Gravesend, Kent, DA12

**Offers in excess of:
£350,000**

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This is a well-presented, semi-detached home, close to a number of amenities within Gravesend Town Centre.

All three bedrooms are generous double rooms, ideal for families or those seeking additional space for guests, or perhaps a home office.

The heart of the home is the open-plan lounge and dining area, creating a bright and sociable space, perfect for both everyday living and entertaining. Large windows allow natural light to flood through, enhancing the warm and welcoming feel.

The South-facing garden is a must see, offering plenty of space and potential. It is larger than most and the potential is endless, including potential to extend, subject to planning permission. Further benefits include side access and a brick-built store with both plumbing and electricity.

The property sits within walking distance of local shops and schools. It offers excellent convenience for day-to-day living. Unrestricted on-street parking is available, directly to the front of the home.

An ideal choice for families, first-time buyers, or investors looking for a well-located and spacious home, with room to grow.

Gravesend train station is only a 10 minute drive, and Ebbsfleet is within 15 minutes drive, both of which offer a High Speed link to London.

Bluewater shopping centre is a 15 minute drive away, offering a variety of shops and restaurants.

The A2 motorway is a five minute drive away, with onward connections to the M25, M2 and M20.

Accommodation

Entrance hall

Kitchen 3.02m x 2.69m (9'11" x 8'10")

Lounge 4.19m x 3.02m (13'9" x 9'11")

Dining room 3.84m x 3.02m (12'7" x 9'11")

1st Floor

Bedroom 1 3.99m x 3.05m (13'1" x 10'0")

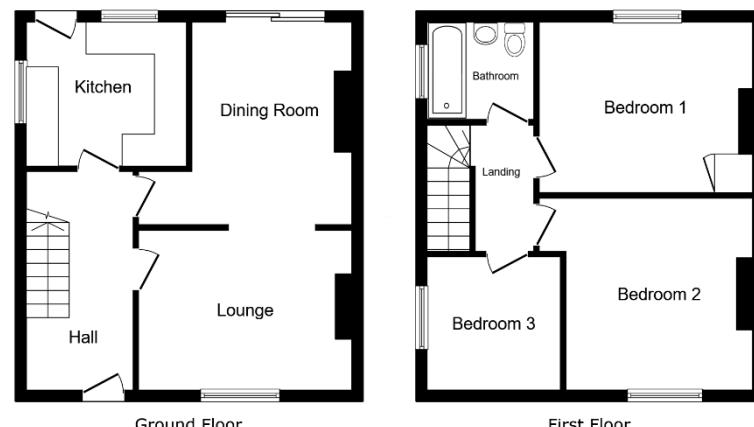
Bedroom 2 3.78m x 3.4m (12'5" x 11'2")

Bedroom 3 2.72m x 2.72m (8'11" x 8'11")

Bathroom

Tenure: Freehold

Council Tax Band: C



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This floor plan is for illustrative purposes only. Measurements and fixture layouts are approximate, and no reliance on their accuracy should be made. A visual inspection is always recommended.











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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.