



- * BEXLEY VILLAGE LOCATION * OFF ROAD PARKING *
- * TWO RECEPTION ROOMS * DEDICATED DINING AREA *
- * CLOSE TO LOCAL PRIMARY & SECONDARY SCHOOLS *
- * WALKING DISTANCE TO BEXLEY STATION * EPC RATING D *
- * COUNCIL TAX BAND E *



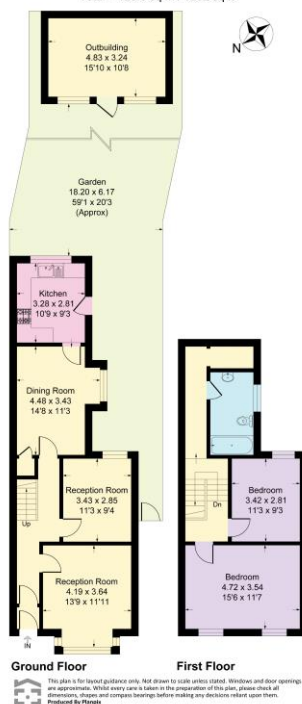
8 Salisbury Road
Bexley, DA5 3QE

**Guide Price £550,000 -
£575,000**

Situated on the highly sought-after Salisbury Road in the heart of Bexley Village, this charming two-bedroom semi-detached home offers an exceptional opportunity to acquire a property in one of the area's most desirable locations. Perfectly positioned just a stone's throw from Bexley Station, the property is ideal for commuters while also benefiting from immediate access to the Village's excellent selection of independent shops, cafés, restaurants and everyday amenities. The accommodation comprises two reception rooms, providing flexible living and entertaining space, a dedicated dining area, together with a fitted kitchen and two generous bedrooms. Externally, the property enjoys a private rear garden complete with a versatile outbuilding, ideal for use as a home office, gym or workshop. To the front, there is the added benefit of off-road parking. Offering exciting scope to extend and enhance, subject to the necessary planning permissions, this home presents a fantastic opportunity for buyers looking to create their ideal family home in a prime village setting. Properties in this location are rarely available, making this an opportunity not to be missed.



Salisbury Road, DA5
 Approximate Gross Internal Area 104.4 sq m / 1124 sq ft
 Outbuilding = 15.6 sq m / 168 sq ft
 Total = 120.0 sq m / 1292 sq ft



We understand this property is Freehold.

VIEWING:

Via **Village Estates** on 01322 522111

Monday to Friday 9am-6pm, Saturday 9am-5pm

SELLING YOUR HOME?

If you are thinking of selling your own property, **VILLAGE ESTATES** will be pleased to provide you with a free market appraisal for sale purposes and professional marketing advice **FREE OF CHARGE, WITHOUT OBLIGATION**. Call one of our experienced sales staff on 01322 522111.

Whilst we endeavour to make our sales details reliable and accurate they should not be relied on as representations or statements of fact, and do not form any part of an offer or contract. The Seller does not make or give nor do we or our employees have authority to make or give any representation or warranty in relation to the property. We would strongly recommend that all the information which 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 has not been verified. If there are any other points which are of particular importance to you, we would be only too happy to check the information and indeed confirm the availability of the property. Please contact the above office to arrange a convenient viewing appointment.