







21 Hamerton Road Northfleet

- Excellent Location Close to Transport Links
- Characterful Victorian Terraced House
- Two Double Bedrooms
- Lounge & Separate Dining Room
- Modern Fitted Kitchen
- Upstairs Bathroom
- Gas Central Heating
- Double Glazing
- End of Chain

Price Guide £250,000

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PRICE GUIDE £250,000- £260,000 This delightful Victorian mid-terraced home enjoys a superb position within easy walking distance of both Northfleet Train Station and Ebbsfleet International, making it ideal for commuters and investors alike.
The property benefits from gas central heating, double glazing, and fitted carpets throughout. It is offered to the market with no onward chain, allowing for a smooth and straightforward purchase.

Perfect for first-time buyers or a buy-to-let investment, the accommodation includes a bright lounge, separate dining room, and a fitted kitchen to the rear. Upstairs you'll find two double bedrooms and a
bathroom accessed via one of the bedrooms. Outside, there is a private rear garden offering a pleasant space for relaxation.

Set just off High Street, Northfleet, this home enjoys a convenient location close to local shops, cafés, and everyday amenities. Gravesend Town Centre is only a short drive or bus ride away, offering a wider
selection of shopping and leisure facilities. Transport links are excellent:
• Northfleet Railway Station (local services)
• Ebbsfleet International Station – high-speed trains to London St Pancras in approximately 17 minutes
• Gravesend Mainline Station – domestic trains to London or the Kent Coast
• Easy access to A2, M25, M2, and M20 motorways
For leisure and shopping, Bluewater Shopping Centre is nearby, with its extensive range of shops, restaurants, and cafés. A variety of primary, secondary, and grammar schools are also within the local catchment area.

Tenure: Freehold

Council Tax Band: B

Fixtures and fittings by arrangement other than those mentioned.

Lounge
11'3" x 9'7"











Dining Room
11'7" x10'10"

Fitted Kitchen
9'3" x 5'11"

Bedroom One
11'4" x 10'9"

Bedroom Two
11'1" x 9'7"

Bathroom

Rear Garden

Ground Floor

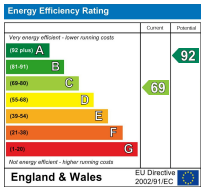
Approx. 29.5 sq. metres (317.0 sq. feet)



Split Level First Floor

Approx. 29.5 sq. metres (317.0 sq. feet)





Appliances and services are untested. Dimensions are approximate and floorplans are not to scale.
Fixtures and fittings, planning and alterations, lease details if applicable, should all be verified legally.

Open: Monday-Friday 9am-5.30pm
Saturday 9am-5pm

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