

# HUNTERS®

HERE TO GET *you* THERE

**2 Farmcroft, Gravesend, DA11 7LT**

**Offers Over £550,000**

**Property Images**



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HERE TO GET *you* THERE

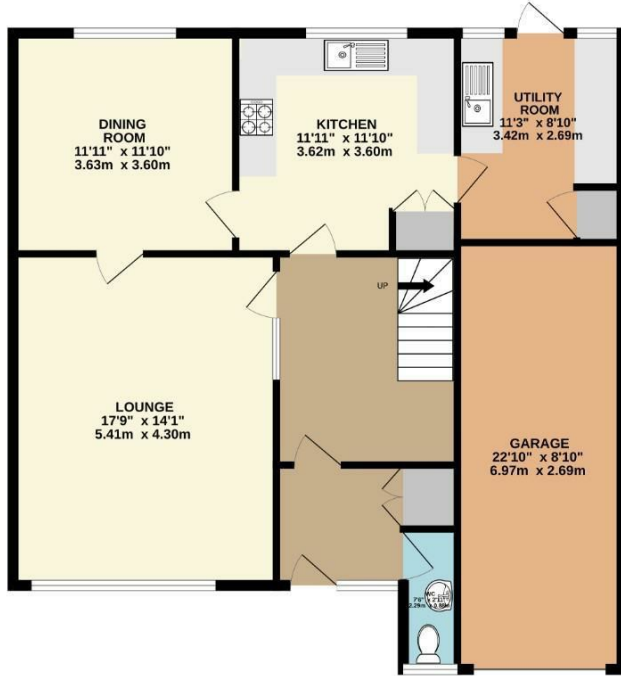
## Property Images



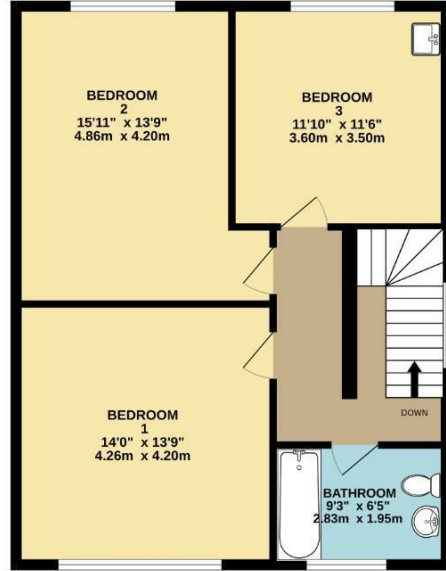
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GROUND FLOOR  
1017 sq.ft. (94.5 sq.m.) approx.



1ST FLOOR  
682 sq.ft. (63.4 sq.m.) approx.



TOTAL FLOOR AREA: 1699 sq.ft. (157.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## EPC

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	<b>81</b>
(69-80) <b>C</b>	
(55-68) <b>D</b>	<b>67</b>
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

## Map



## Details

Type: House - Detached Beds: 3 Bathrooms: 1 Receptions: 2  
Tenure: Freehold

Hunters Gravesend are delighted to bring to the market a CHAIN FREE, three bedroom, link-detached home on the quiet cul-de-sac Farmcroft, Gravesend.

This family home provides good living space for any family with its spacious bedrooms and generous lounge. There is also a separate dining room which flows into the kitchen area. There is added convenience with the downstairs WC and utility room.

Upstairs are the three double bedrooms and the family bathroom which may need some modernisation.

To the rear is a well tended garden with plants and fruit trees providing coverage as well as side access and a storage shed. There is a patio as well which is ideal for entertaining guests or simply relaxing as a family.

To the front there is more garden space with plants, mature flowering trees, a driveway for parking and the garage for extra storage.

Call Hunters now to arrange your viewing!

## Features

• DETACHED • THREE BEDROOMS • TWO RECEPTION ROOMS • NO FORWARD CHAIN • CUL-DE-SAC LOCATION • DRIVEWAY • GARAGE • EPC RATING- D