



Dean Lane

Harvel, Kent, DA13 0BS Freehold

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Price Guide £500,000

A detached three bedroom bungalow sited on a plot of 0.75 acres in a rural lane in the Hamlet of Harvel. The property requires modernisation and has development potential subject to local authority consent. Offered to the market chain free.

Overview

- 0.75 Acre plot
- Rural location
- Three bedroom bungalow in situ
- Detached double garage
- Potential to develop subject to consent
- Chain free sale
- Requires modernisation
- EPC rated F
- Council tax band D

Property description

The accommodation of this detached bungalow comprises entrance hall giving access to all rooms, lounge-dining room, kitchen, three separate bedrooms (two of which are doubles) and bathroom. The overall plot size is 0.75 acres and the rear garden slopes upwards. On site is a detached double garage, greenhouse and two sheds. The gated driveway provides parking for several vehicles. The property requires modernisation throughout and has development potential. There is no onward chain.



Location

The hamlet of Harvel is sited just outside the village of Meopham and remains one of the most sought after locations within the parish. Nearby Meopham is sited between Gravesend and Wrotham on the A227 and benefits from many local amenities and transportation links. The A2/M2 and M20/25 motorway networks are both within easy reach as is Meopham mainline rail station with services to Victoria (35mins). Ebbsfleet station is within a short drive and Gatwick can be reached in approximately 40 minutes. There are several local primary and secondary schools within Meopham

and the neighbouring villages and grammar schools at nearby Gravesend and Dartford. Local shops are found at Meopham Parade with more comprehensive shopping facilities found at Waitrose in Longfield, Morrisons in Northfleet and Bluewater at Greenhithe (15 mins).

Viewing arrangements

Strictly by prior appointment with Kings

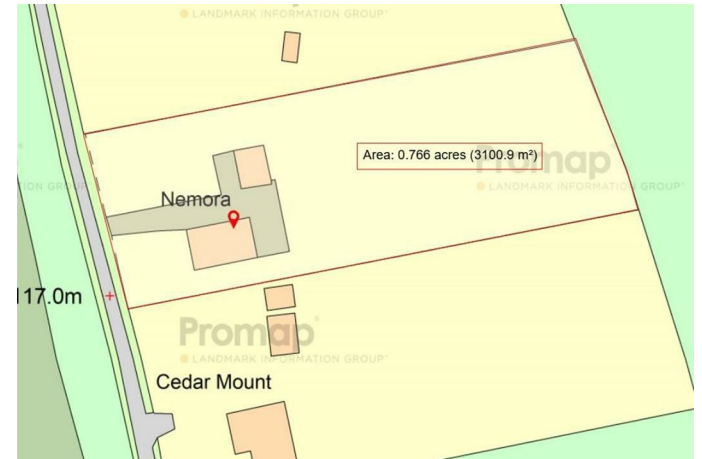
Directions

From our Meopham office proceed south along the A227 Wrotham Road for approximately 1.2 miles and

turn left into The Street. Take the first right into Whitehill Road and continue for some distance until reaching the centre of Harvel. Turn left into Dean Lane and Nemora is found on the right after the road bears left. [what3words location finder](http://www.what3words.com/locationfinder/#!/green.dots.shift) <http://www.what3words.com/locationfinder/#!/green.dots.shift>

Property information

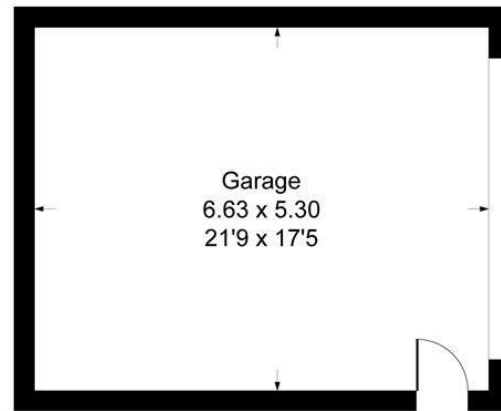
Mains electric and water. Private drainage. Night storage heating. Council tax band D. EPC rated F



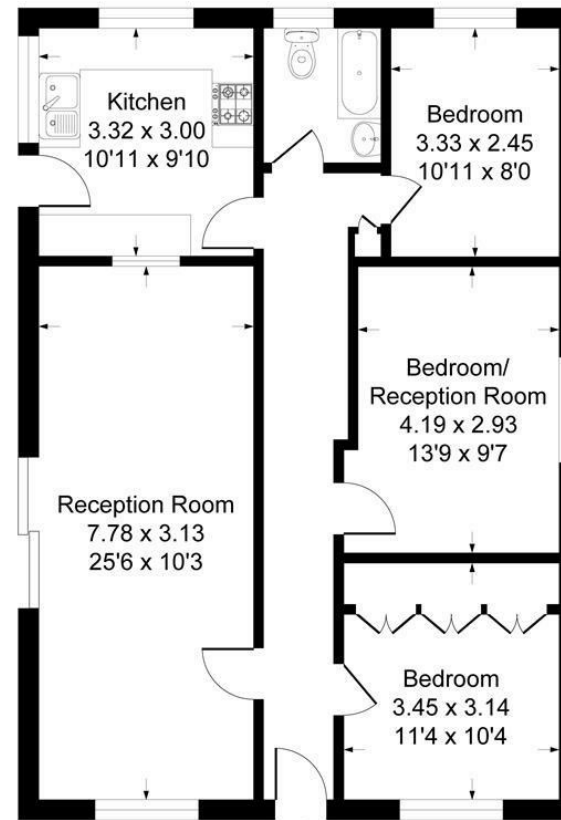
Nemora, Dean Lane, DA13

Approximate Gross Internal Area
 85.3 sq m / 919 sq ft
 Garage = 35.1 sq m / 378 sq ft
 Total = 120.5 sq m / 1297 sq ft

Garden
 22.84 x 6.25
 74'11 x 20'6
 (Approx)



Garage



Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
 Produced By Planpix

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