



1 Fairview Gardens

Meopham, DA13 0NG Freehold

 2

 1

 1

 D

Asking Price £400,000

A detached bungalow located in a quiet cul-de-sac within easy walking distance of Meopham mainline rail station and local shops. The property offers scope for extension subject to consents and is offered to the market with the benefit of no onward chain.

Overview

- Corner plot
- Room for extension subject to consents
- No onward chain
- Two bedrooms
- Walking distance to local amenities including rail station
- Driveway and garage
- Quiet location
- Conservatory
- EPC rated D
- Council tax band E

Property description

The accommodation of this detached bungalow comprises entrance porch, entrance hall, lounge with gas fire and patio doors onto the rear garden. The kitchen is fitted with wall and base units and gives access to the conservatory. There are two separate bedrooms and a bathroom.

Occupying a corner plot there are gardens to front side and rear. Off-road parking is available via the detached garage and driveway at the side of the property.



Location

Meopham is sited between Gravesend and Wrotham on the A227 and benefits from many local amenities and excellent transportation links. The A2/M2 and M20/26 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 local primary and secondary schools within Meopham and the neighbouring villages and grammar schools at nearby Gravesend and Dartford. Local shops are found at nearby Culverstone and

Meopham Parade with more comprehensive shopping facilities found at Waitrose in Longfield, Morrisons in Northfleet and Bluewater at Greenhithe (10 mins).

Viewing arrangements

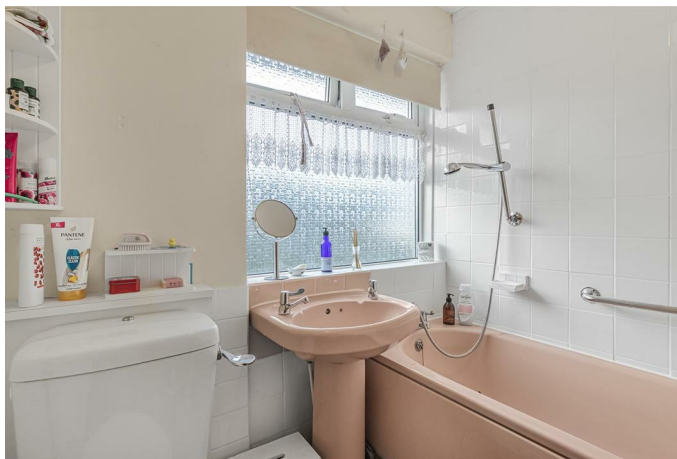
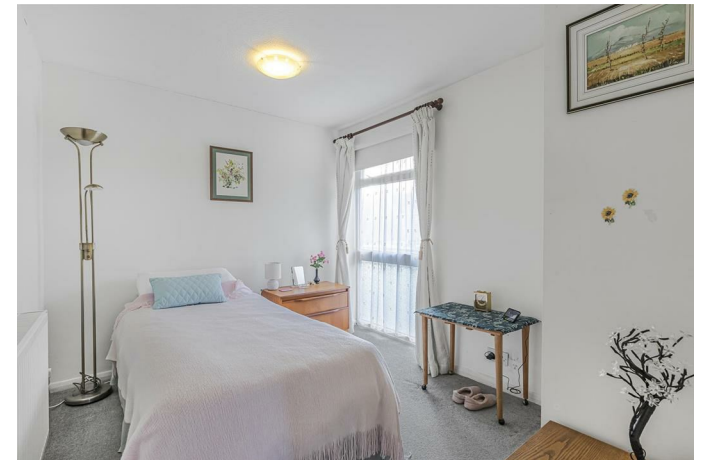
Strictly by prior appointment with Kings

Directions

From our Meopham office proceed south along the A227 Wrotham Road and take the first left in to Norwood Lane. Take the second entrance in to Nursery Road and Fairview Gardens is found a short way along on the right. What3words location finder [export.degree.boats](https://www.what3words.com/export.degree.boats)

Property information

Mains gas, electric, water and drainage. Council tax band E, EPC rated D

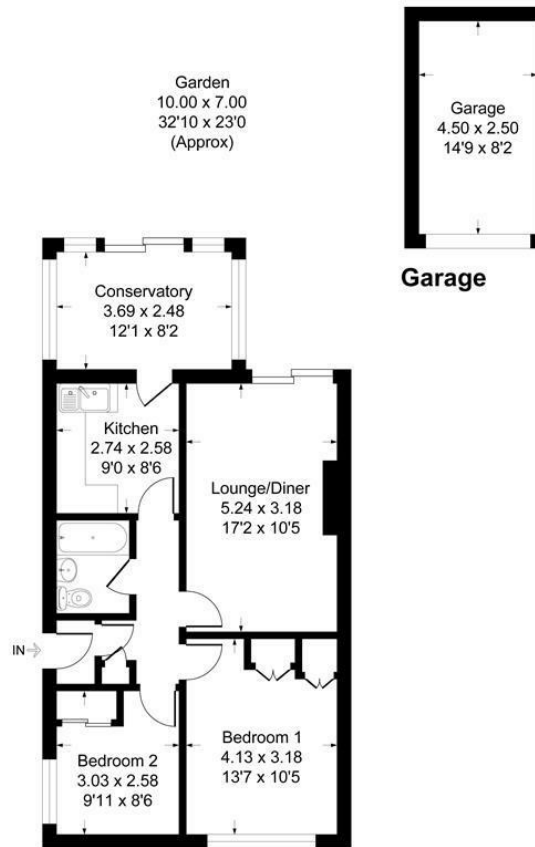


Fairview Gardens, DA13

Approximate Gross Internal Area 66.5 sq m / 716 sq ft

Garage = 11.2 sq m / 121 sq ft

Total = 77.7 sq m / 837 sq ft



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

Kings gives notice that: 1 These particulars do not constitute an offer or contract or part of one and must not be relied upon as statements or representations of fact; and we have no authority to make or give any representation or warranties in relation to the property. 2 These particulars have been prepared in good faith and to be used as a general guide. They are not exhaustive and include information provided to us by other parties including the seller, of which may not have been verified. 3 The measurements, areas, distances, orientation and floor plans are approximate and should not be relied on. The text, floor plans and photographs are only for guidance and are not necessarily comprehensive. The photographs may not be current and certain aspects may have changed since the photographs were taken. 4 It should not be assumed that the property has all necessary planning, building regulation or other consents. 5 We have not tested any services, appliances, fittings. 6 Purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property

Station Approach, Meopham, Kent, DA13 OHP
T: 01474 814440

meopham@kings-estate-agents.co.uk

kings-estate-agents.co.uk

