



Dan Thomas
— & Co. —



Alfred Road, Gravesend, Kent, DA11 7QF

Kent

Offers Over
£325,000

Bedrooms: 3 | Bathrooms: 1 | Receptions: 1

This attractive three-bedroom family home on Alfred Road presents an excellent opportunity for first-time buyers and young or growing families looking for generous living space, excellent connectivity, and access to highly regarded local schools.

The property offers well-balanced accommodation throughout, with bright and airy interiors complemented by generous room proportions. The welcoming sitting room flows seamlessly into a spacious dining area, creating an ideal environment for both everyday family life and entertaining guests.

To the rear, the well-appointed kitchen is fitted with a range of units and benefits from integrated appliances, providing both style and practicality. A small utility area housing the washing machine and a counter top dishwasher, then leads through to the bathroom, which completes the accommodation on this floor.

Upstairs, you'll find three genuine double bedrooms, offering flexible accommodation for families, guests or those working from home. Another particular feature of the property is the fully boarded and insulated loft room, accessible via a ladder from the second bedroom. While not classified as a formal bedroom, this versatile space provides an excellent home office, children's playroom or games den. The space features a large Velux window and offers eaves storage access.

Outside, the low-maintenance rear garden offers the perfect place to relax or entertain without the burden of extensive upkeep, with artificial lawn, a garden shed and a rear access gate.

Largely unrestricted on-street parking (with restrictions between 13:00 - 14:00 - permits available for £15 per annum from the local authority), provides added convenience for homeowners and visitors alike.

Ideally situated, the property is within easy reach of a selection of highly regarded local schools, including both comprehensive schools and sought-after grammar schools including Mayfield (girls) and Gravesend Grammar School for boys, making it an excellent choice for families planning for the future.

Gravesend town centre and its mainline railway station are also close by, offering high-speed rail services into London, ideal for commuters. For those travelling by road, excellent links to the A2, M2, M20 and M25 provide convenient access across Kent and into London.

Combining spacious accommodation, versatile living, excellent transport connections and an enviable location, this is a fantastic home ready to be enjoyed by its next owners. Early viewing is highly recommended.

Tenure: Freehold

Council Tax Band: C







