



13, Knole Road, Dartford DA1 3JN
Guide Price £588,000 - £625,000



Set on one of West Dartford's most sought after roads, this extended four bedroom semi detached home offers generous, versatile accommodation just a short walk from highly regarded primary schools, the Dartford Grammar Schools, local shops, and excellent transport links.

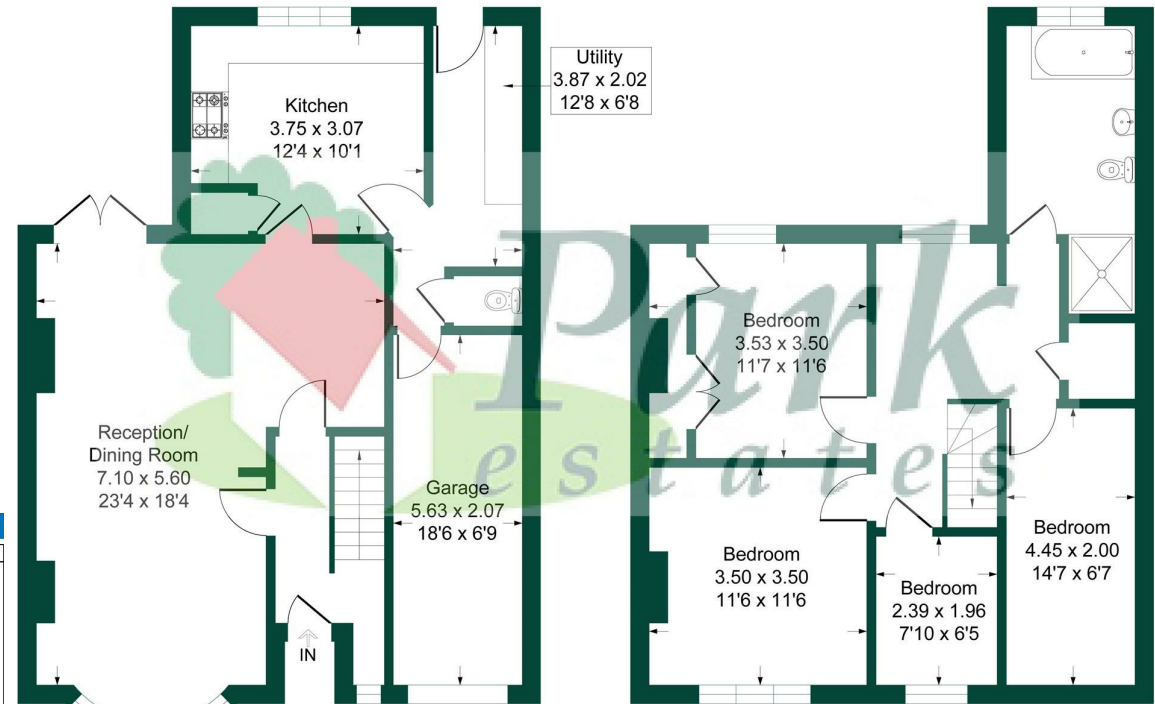
The ground floor features an entrance porch leading into a welcoming hallway, a spacious L shaped reception room ideal for both living and dining, a well appointed kitchen, and a separate utility room. To the first floor, a bright landing provides space for a study area, and serves a large family bathroom along with four well proportioned bedrooms. Externally, the property enjoys a front garden with off street parking, an integral garage, and a secluded, generous rear garden offering excellent privacy—perfect for families and outdoor entertaining. Additional benefits include double glazing and gas central heating. With its prime location, flexible layout, and impressive plot, early viewing is strongly recommended.

Knole Road, Dartford, Kent, DA1

Approximate Gross Internal Area = 123.7 sq m / 1332 sq ft

Garage = 11.6 sq m / 125 sq ft

Total = 135.3 sq m / 1457 sq ft



Local Authority: Dartford

Council Tax Band: D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		62	74
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



01322 553322

60-62 High Street, Bexley, Kent DA5 1AH

bexley@parkestates.co.uk
www.parkestates.co.uk



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

Every care has been taken with the preparation of details, but accuracy is in no way guaranteed. These particulars do not constitute a contract and are issued and accepted on the express understanding that all negotiations will be conducted through Park Estates. The seller does not make or give, nor do we or our employees have any authority to give a representation or warranty in relation to the property. Please contact this office before viewing the property. If there is any point which is of particular importance to you, we will be pleased to check the information for you and confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property. We would strongly recommend that all the information that we provide about the property is verified by yourself on inspection and also by your conveyancer, especially where statements have been made by us to the effect that the information provided by us has not been verified.