



THE
HOMES
GROUP



London Road, Greenhithe, DA9 9EJ
Guide price £350,000 - £370,000 Freehold

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Guide Price £350,000 - £370,000. The Homes Group are delighted to present to the market this three bedroom, two bathroom Victorian style house, which benefits from parking to the rear and being sold with no forward chain.

The accommodation comprises of a 13'7 x 10'4 living room, a 12' x 8'4 separate dining room, a 12'5 x 8'7 kitchen, a utility area and a shower room on the ground floor. On the first floor there are three bedrooms and a family bathroom. To the rear is a 28' garden plus parking for at least one car.

Enclosed Porch

Entrance Hall

Living Room

13'7 into bay x 10'3 (4.14m into bay x 3.12m)

Dining Room

12' x 8'4 (3.66m x 2.54m)

Kitchen

12'5 x 8'7 (3.78m x 2.62m)

Utility Area

8'7 x 4'3 (2.62m x 1.30m)

Ground Floor Shower Room

Landing

Bedroom One

13'9 x 13'7 into bay (4.19m x 4.14m into bay)

Bedroom Two

11'10 x 8'4 (3.61m x 2.54m)

Bedroom Three

11'5 narrowing to 6'6 x 8'9 (3.48m narrowing to 1.98m x 2.67m)

First Floor Bathroom

8'1 x 5' (2.46m x 1.52m)

Rear Garden

28' (8.53m)

Parking to Rear

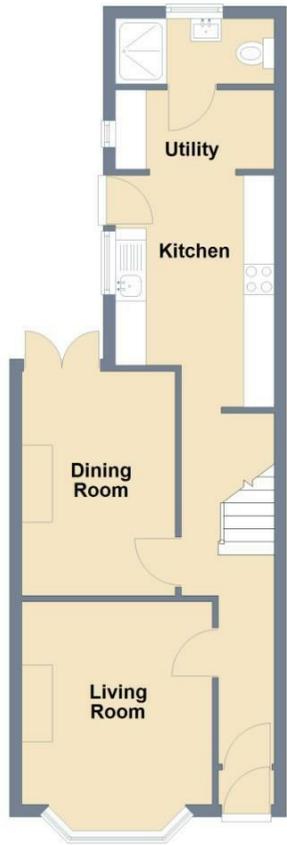
Tenure - Freehold

Council Tax - Band C





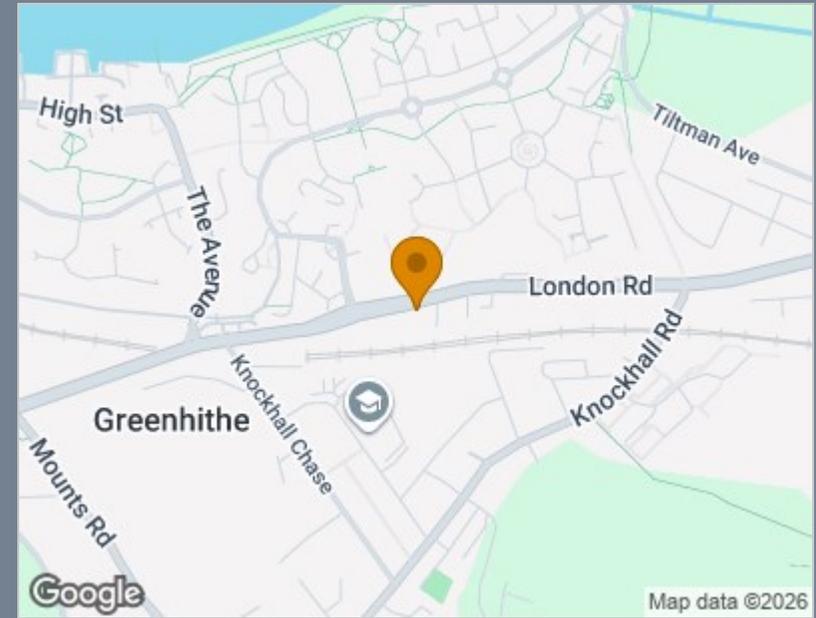
Ground Floor



First Floor



Total area: approx. 86.2 sq. metres (927.7 sq. feet)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			84
(69-80) C			
(55-68) D		57	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Viewing

Please contact The Homes Group Office on 01322 875000 if you wish to arrange a viewing appointment for this property or require further information.

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