



Asking Price £750,000 Freehold



1 Bean Road, Bexleyheath, Kent DA6  
8HW



## PROPERTY DESCRIPTION

RE/MAX SELECT are delighted to offer for sale this rare-to-the-market, detached house close to Danson Park and Lake.

This spacious property comprises 3 double bedrooms, living room, dining room, fitted kitchen, upstairs family bathroom, and ground floor cloakroom.

Further benefits include large garage, (x) sq ft south-facing garden, and landscaped front garden with off street parking for 3 cars. Total Internal Area approx: 1,457.86 sq ft (135.44 sq m). CHAIN FREE!

## FEATURES

- Close to Danson Park & Lake
- 3 double bedrooms
- Upstairs family bathroom
- Ground floor cloakroom
- Large garage
- Off street parking for 3 cars
- Landscaped front & rear gardens
- Potential to Extend STPP
- CHAIN FREE
- Close to Bexleyheath Station
- Close to sought-after schools





## ROOM DESCRIPTIONS

### Ground Floor

#### Entrance Hall

Carpeted, radiator.

#### Living Room

Carpeted, 2 radiators, dual-aspect double glazed windows; fireplace with brick mantle and tile hearth.

#### Dining Room

Carpet, radiator, ceiling coving; double glazed patio doors leading to rear garden.

#### Kitchen

Laminate flooring, radiator, dual-aspect double glazed windows; range of wood wall and base units with laminate worktops; stainless steel sink and drainer unit with mixer tap; gas hob, extractor hood, double oven, large pantry; space and connections for fridge/freezer; space and connections for washing machine; wall-mounted combination boiler; double glazed patio door leading to Front Driveway.

### First Floor

#### Landing

Carpeted, floor-to-ceiling double glazed window; access to loft.

#### Bedroom

Carpeted, radiator, double glazed windows.

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#### Bedroom

Carpeted, radiator, double glazed windows, fitted wardrobes.

### Family Bathroom

Carpeted, radiator, double glazed windows; bath with mixer tap, handheld shower attachment and screen; wash-hand basin, w/c, storage cupboard.

### External

#### Front Driveway

Off street parking for 3 cars.

#### Front Garden

Lawn; range of flowerbeds, shrubs, and mature trees.

### Rear Garden

Approximately 3,375 sq ft (75ft x 45ft; at widest points), south-facing, landscaped; lawn; range of flowerbeds, shrubs, and mature trees; 2 storage sheds; side access.

### Garage

Electrical power; up-and-over door; door to front; double glazed windows.

### Cloakroom

Located within Garage; double glazed window, wash-hand basin, w/c.

### Information

- Close to sought-after schools incl 4 grammar schools
- Close to A2 / M25
- 0.7 miles (approx) to Bexleyheath Station (direct to 5 London Terminal stations)
- 2.4 miles (approx) to Abbey Wood Station with Crossrail / Elizabeth Line & Thameslink
- 50 metres (approx) to Danson Park & Lake
- 0.5 miles (approx) to Crook Log Leisure Centre & Swimming Pool
- 0.5 miles (approx) to Broadway Shopping Centre
- Council Tax: Band G

FLOORPLAN

