



Guide Price £450,000 Freehold



Faygate Crescent, South Bexleyheath, Kent DA6 7NS



PROPERTY DESCRIPTION

GUIDE PRICE £450,000 - £475,000 • RE/MAX SELECT are delighted to offer for sale this semi-detached house, with potential to extend STPP, situated on a popular residential road close to schools, amenities, and transportation links. This spacious property comprises 3 bedrooms, open plan living/dining room, fitted kitchen, and upstairs family bathroom.

Further benefits include double glazing, gas central heating, 55ft (approx) garden, and off street parking.

Total Internal Area approx: 961.97 sq ft (89.837 sq m).





ROOM DESCRIPTIONS

Ground Floor

Entrance Hall

Carpeted, radiator; understairs storage; carpeted stairs leading to first floor.

Living Room

4.81m x 3.50m (15' 9" x 11' 6") Carpeted, radiator, feature fireplace, double glazed bay windows; opening to dining room.

Dining Room

3.32m x 3.00m (10' 11" x 9' 10") Carpeted, radiator, double glazed windows.

Kitchen

3.30m x 2.47m (10' 10" x 8' 1") Tile-effect flooring; range of wood wall and base units with complementary worktops; sink with mixer tap and drainer, splashback tiles; built in oven, gas hob; integrated fridge/freezer, space and connections for washing machine; storage cupboard, double glazed windows; door to garden.

First Floor

Landing

Carpeted, double glazed window; access to loft.

Bedroom

4.16m x 3.34m (13' 8" x 10' 11") Carpeted, radiator, built-in wardrobes, double glazed windows.

Bedroom

3.34m x 3.34m (10' 11" x 10' 11") Carpeted, radiator, storage cupboards, double glazed windows.

Bedroom

3.05m x 2.21m (10' 0" x 7' 3") Carpeted, radiator, double glazed windows.

Family Bathroom

2.36m x 2.18m (7' 9" x 7' 2") Tiled walls, Panelled bath; walk-in shower enclosure; wash-hand basin with mixer tap; w/c, double glazed frosted window.

External

Front Garden

Off street parking.

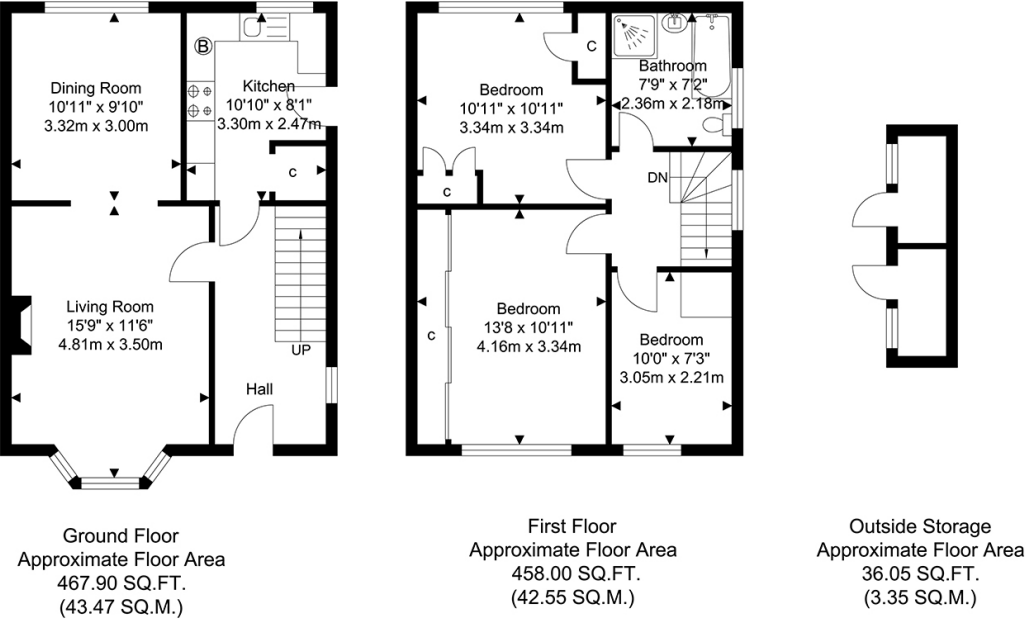
Rear Garden

Approximately 55ft; patio area, landscaped with shingle and raised circular flowerbed; built-in gazebo, 2 brick-built sheds.

Information

- Easy access to A2 / M25
- Close to sought-after schools incl 4 grammar schools
- 0.3 miles (approx) to Townley Grammar School
- 0.3 miles (approx) to BETHS Grammar School
- 0.2 miles (approx) to Broadway Shopping Centre
- 275 ft (approx) to The Warren Park
- 0.5 miles (approx) to Hall Place & Gardens
- 1.0 mile (approx) to Danson Park & Lake
- Council Tax: Band D

FLOORPLAN



TOTAL APPROX FLOOR AREA 961.97 SQ. FT / 89.37 SQ. M
For Identification Purposes Only.

