



Offers Over £500,000 Freehold



Long Lane, Bexleyheath



PROPERTY DESCRIPTION

RE/MAX SELECT are delighted to offer for sale this immaculate semi-detached chalet house, situated on a popular road close to schools, amenities, and transportation links including Bexleyheath and Barnehurst stations. This spacious property comprises 3 bedrooms, large fitted kitchen, living room, dining room, and family bathroom.

Further benefits include double glazing, gas central heating, garage, 65ft (approx) garden, and off street parking for 4 cars. Potential to extend STPP. Total Internal Area approx: 1,148.72 sq ft (106.72 sq m). EPC D61

FEATURES

- Semi-detached chalet house
- 3 bedrooms
- 2 reception rooms
- Large fitted kitchen
- Family bathroom
- 65ft (approx) rear garden
- Off street parking for 4 cars
- Garage
- Double glazing & gas central heating





ROOM DESCRIPTIONS

GROUND FLOOR

Entrance Hall

Laminate flooring, ceiling coving, radiator, double glazed windows; door to front.

Living Room

4.18m x 3.60m (13' 9" x 11' 10") Laminate flooring, ceiling coving, radiator, double glazed windows.

Dining Room

4.55m x 3.60m (14' 11" x 11' 10") Laminate flooring, ceiling coving, radiator, understairs storage; double glazed french doors.

Kitchen / Breakfast Room

5.78m x 2.96m (19' 0" x 9' 9") Tiled flooring; range of soft-closing wall and base units with marble-effect worktops and upstands; stainless steel sink and drainer unit; fitted gas hob, integrated fridge/freezer; fitted oven and grill; space and connections for washing machine; space and connections for dishwasher; cupboard housing boiler; radiator, double glazed windows; double glazed french doors.

Family Bathroom

2.74m x 2.00m (9' 0" x 6' 7") Tiled flooring, tiled walls; bath with mixer tap and thermostatic shower over; wash-hand basin with vanity unit; w/c, extractor fan, heated towel-rail, double glazed windows.

Bedroom

2.74m x 2.03m (9' 0" x 6' 8") Laminate flooring, ceiling coving, radiator, double glazed windows.

FIRST FLOOR

Landing

Carpeted; access to loft.

Bedroom

4.44m x 3.65m (14' 7" x 12' 0") Carpeted, radiator, double glazed windows.

Bedroom

3.65m x 3.60m (12' 0" x 11' 10") Carpeted, radiator, eaves storage; double glazed windows with roller blind.

EXTERNAL

Front Driveway

Off street parking for 4 cars; flowerbed; various shrubs and bushes.

Garage

4.90m x 2.60m (16' 1" x 8' 6") Side-hinged door; electrical power and lighting.

Rear Garden

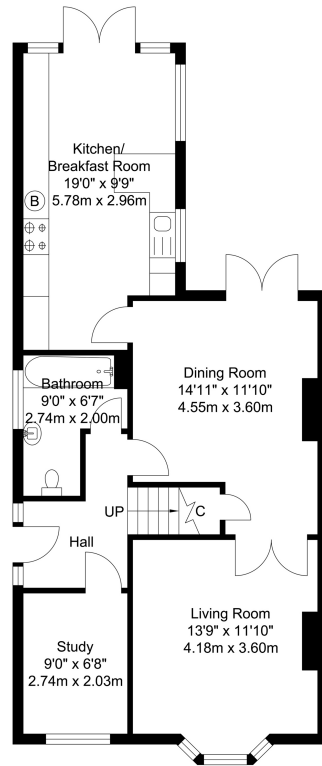
Approximately 65ft; patio, lawn, outdoor tap, outdoor powerpoint; shed.

Information:

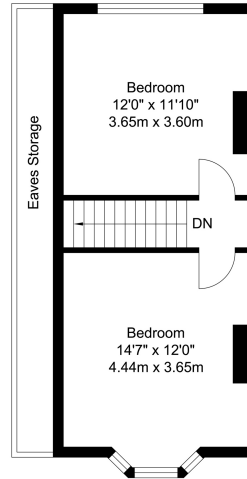
- Close to sought-after schools incl 4 grammar schools
- Easy access to A2 / M25
- 0.7 miles to Bexleyheath Station (direct to 5 London Terminal stations)
- 0.8 miles to Barnehurst Station (direct to 5 London Terminal stations)
- 2.3 miles to Abbey Wood Station with Crossrail/Elizabeth Line & Thameslink
- 0.5 miles (approx) to Bursted Woods
- 0.9 miles (approx) to Broadway Shopping Centre
- 1.2 miles (approx) to Crook Log Leisure Centre & Swimming Pool
- 1.3 miles (approx) to Danson Park & Lake
- Council Tax Band E

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		79
(55-68)	D	61	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales			
EU Directive 2002/91/EC			

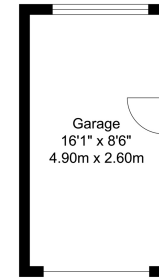
FLOORPLAN



Ground Floor
Approximate Floor Area
679.20 SQ.FT.
(63.10 SQ.M.)



First Floor
Approximate Floor Area
332.38 SQ.FT.
(30.88 SQ.M.)



Garage
Approximate Floor Area
137.13 SQ.FT.
(12.74 SQ.M.)

TOTAL APPROX FLOOR AREA 1148.72 SQ. FT / 106.72 SQ. M
For Identification Purposes Only.

