





39 Betenson Avenue, Sevenoaks, Kent TN13 3EP
£775,000 - Freehold



PROPERTY DESCRIPTION

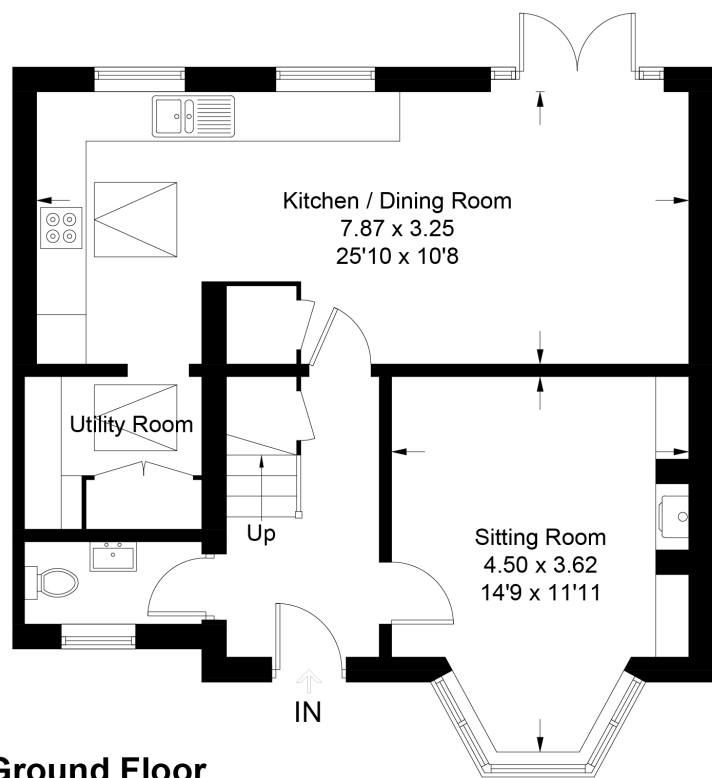
A stunning semi-detached, three-bedroom family home situated in the sought after Bradbourne Lakes area of Sevenoaks, just 0.8 miles from Sevenoaks mainline station and within easy reach of Sevenoaks town centre. The property benefits from driveway parking to the front, an open-plan kitchen/diner and separate utility room, a formal sitting room, three bedrooms and a stylish family bathroom. Externally the rear garden is a good size and has a fantastic paved patio area ideal for al fresco dining with the remaining garden area laid to lawn with some mature tree's and bushes. Viewings are encouraged to fully appreciate this wonderful property. Call us now for more information; we are *Open 8am - 8pm 7 Days a Week**

POINTS OF INTEREST

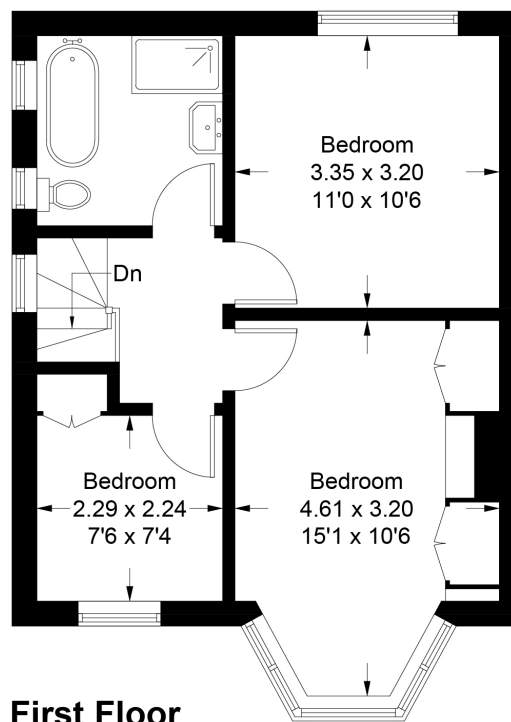
- 1930s SEMI-DETACHED HOUSE
- THREE BEDROOMS
- BRADBOURNE LAKES AREA
- OPEN-PLAN KITCHEN/DINER
- DRIVEWAY PARKING FOR NUMEROUS VEHICLES
- STYLISH BATHROOM
- SEVENOAKS STATION 0.8 MILES AWAY



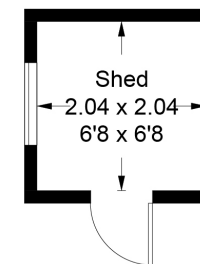
Approximate Gross Internal Area = 96.6 sq m / 1040 sq ft
 Shed = 4.2 sq m / 45 sq ft
 Total = 100.8 sq m / 1085 sq ft



Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)

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 decisions reliant upon them. (ID945759)
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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100)	A		
(81-91)	B		87
(69-80)	C		
(55-68)	D		67
(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			