

**RE/MAX**  
**SELECT**

£2,000 pcm



**41 Percy Road, Bexleyheath, Kent DA7  
4DY**





## PROPERTY DESCRIPTION

Remax are pleased to offer to the rental market this well-presented three-bedroom semi-detached family home, ideally located within walking distance of Bexleyheath mainline station and conveniently positioned between Brampton Primary and Uplands Primary Schools. The property offers spacious and well-planned accommodation comprising a large through lounge, modern fitted kitchen, and a downstairs WC. Upstairs are three good-sized bedrooms, all benefiting from fitted wardrobes. To the rear, a generous conservatory opens onto a paved seating area and a well-maintained garden mainly laid to lawn, ideal for family use and entertaining. Additional benefits include double glazing, gas central heating, and a quiet residential location close to local amenities and transport links. Internal floor area: 87 sq m EPC rating: D (62)





## ROOM DESCRIPTIONS

### External

Off street parking

### GROUND FLOOR

#### Through lounge

4.20m x 7.01m (13' 9" x 23' 0") Through lounge, double glazed windows, gas central heating, laminate flooring.

#### Conservatory

3.12m x 3.70m (10' 3" x 12' 2") Double glazed conservatory, ceramic floor tiles.

#### Kitchen

2.07m x 4.56m (6' 9" x 15' 0") Modern kitchen, double glazed windows, 5 ring gas hob, electric oven, dishwasher, washing machine, ceramic splashback, ceramic floortiles.

#### Downstairs W.C.

0.77m x 1.33m (2' 6" x 4' 4") Downstairs W.C., wash hand basin, ceramic splashback

### FIRST FLOOR

#### Rear Double bedroom

3.16m x 4.60m (10' 4" x 15' 1") Double glazed window, gas central heating, carpet, fitted wardrobes.

#### Front Double Bedroom

3.37m x 3.68m (11' 1" x 12' 1") Double glazed window, gas central heating, carpet, fitted wardrobes.

#### Single Bedroom

1.84m x 1.93m (6' 0" x 6' 4") Double glazed window, gas central heating, carpet, fitted wardrobes.

#### Rear Garden

Paved sitting area, main laid to lawn

