



# Haven Close

Swanley | Kent | BR8 7JZ



# Haven Close

Swanley, Kent, BR8 7JZ

Guide Price £575,000

Freehold

Located in a quiet cul de sac is this impressive 155m<sup>2</sup> family home.

Offering an amazing 5 bedrooms, 2 bathroom, 2 reception family home.

Having been maintained by the current owners, the décor is modern yet classical with artistic touches throughout. Outside is a garden space with direct access through the garage to the private drive.

Situated ideally for swift access to Swanley station which offers fast services to London Bridge, Charing Cross, Victoria and Blackfriars, well regarded schools and a stones' throw from New Barn Park. Internal viewing essential to appreciate the scale, light and design this home offers.



## Accommodation

**Entrance Hall** Double glazed door with matching sidelights to front. Access to reception room, kitchen/dining room, cloakroom and stairs to first floor. Radiator.

**Cloakroom** Opaque double glazed window to front. . Low level W.C. Wash basin. Radiator

**Lounge** 4.1m x 3.7m (13'5" x 12'2") Double glazed bay window to front. Feature fireplace with fire inset. Radiator

**Kitchen/Dining Room** 5.66m x 4.59m (18'7" x 15'1") Double glazed French doors and window to rear and door to side. Range of matching wall and base cabinets with countertop over with inset sink/drainage and gas hob. Integrated oven, dishwasher, full height fridge and freezer.

**First Floor Landing** Access to bedrooms, bathroom and stairs to second floor.

**Bedroom One** 5.15m x 2.6m (16'11" x 8'6") Double glazed window to front and rear. Radiator. Access to private ensuite shower room.

**Ensuite** Opaque double glazed window to rear. Enclosed cubicle shower. Wash basin. Low level W.C.

**Bedroom Three** 4.13m x 3.04m (13'7" x 10') Double glazed window to front. Radiator.

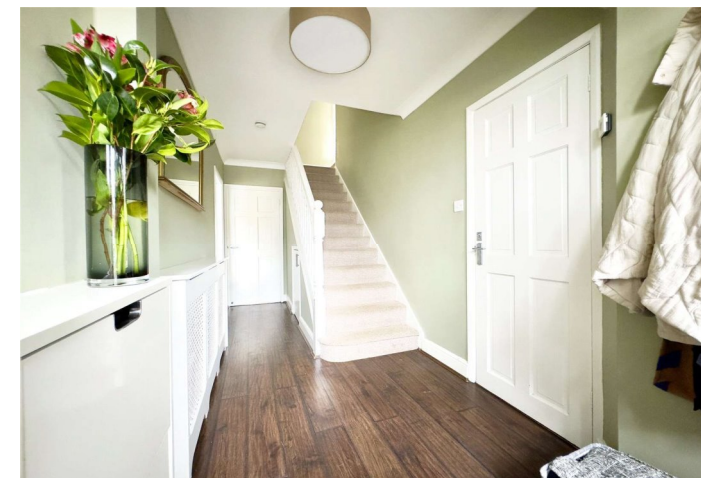
**Bedroom Four** 3.65m x 3.04m (12' x 10') Double glazed window to rear. Radiator.

**Bedroom Five** 2.71m x 2.52m (8'11" x 8'3") Currently used as dressing room. Double glazed window to front. Radiator. Storage cupboards.

**Bathroom** Opaque double glazed windows to rear and side. Panelled bath. Enclosed cubicle shower. Vanity wash basin. Low level wc. Airing cupboard.

**Second Floor Landing** Access to bedroom.

**Bedroom Two** 5.89m x 4.34m (19'4" x 14'3") Velux windows to both front and rear. Radiator.





## Exterior

**Rear Garden** South facing aspect offering a block paved patio, real grass lawn and planted borders. Access to garage.

**Garage** 6.12m x 4.9m (20'1 x 16'1) max. Electrically operated roller door. Power and light. Space for washing machine. Double glazed window and door to garden. Radiator.

**Driveway** Block paved, with space for 2 cars.

## Benefitting from:

- Five Bedrooms
- 2 Bathrooms
- 2 Reception Rooms
- Garage
- Driveway
- Walking Distance to Station
- Close to Schools
- Council Tax: E
- EPC Rating: D





## Important Notice

These particulars do not form part of an offer or contract and must not be relied upon as statements or representation of fact. Any areas, measurements, journey times or distances are approximate. The text, images, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and we have not tested any services, equipment or facilities. References to tenure are based on information supplied by the seller. Buyer should verify all information themselves by inspection or otherwise prior to a legal commitment to purchase. Photos and images are subject to copyright.

## Location



\*All distances from branch postcode. Train time from nearest station.

(All distances & times are approximates)

## FOR MORE INFORMATION CONTACT US TODAY.

Michelle Dean - Branch Partner

01322 666444

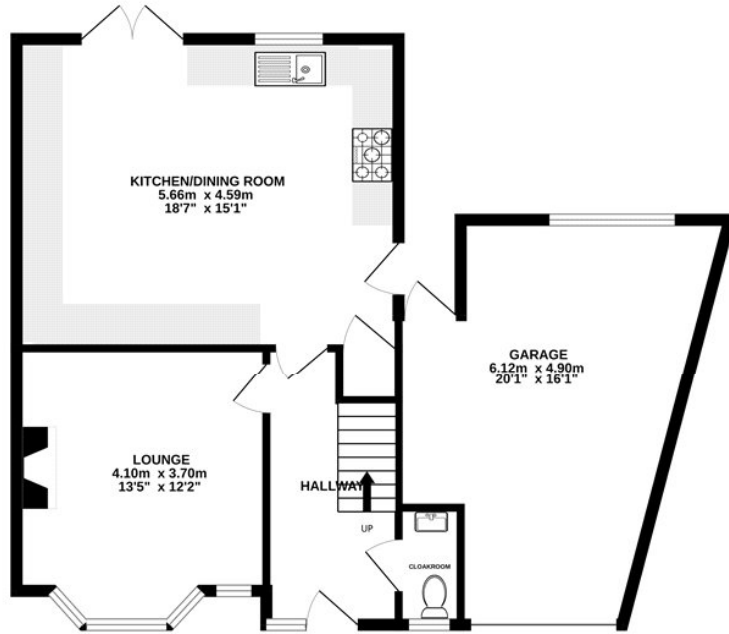
Robinson Jackson  
39 High Street,  
Swanley,  
Kent BR8 8AE

swanley@robinson-jackson.com

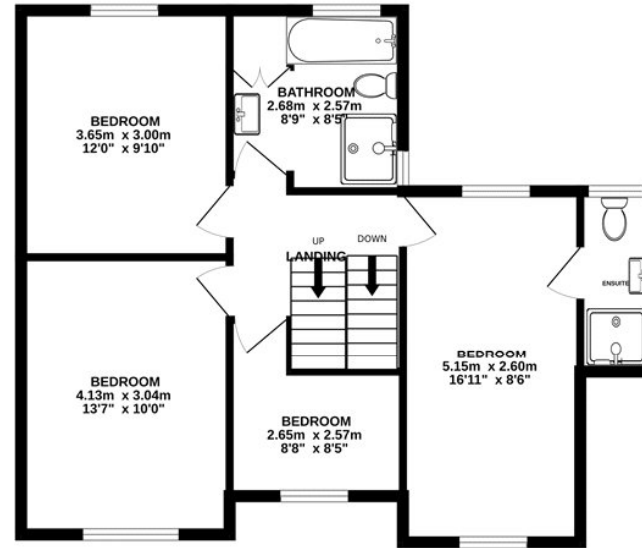
SALES | MORTGAGES | LEGALS

**ROBINSON-JACKSON**

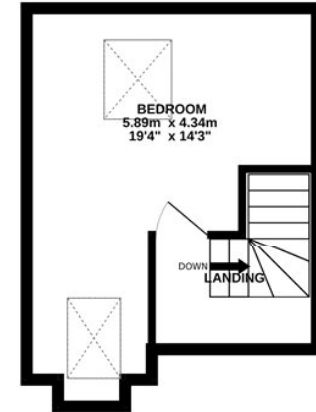
**GROUND FLOOR**  
71.2 sq.m. (766 sq.ft.) approx.



**1ST FLOOR**  
59.3 sq.m. (638 sq.ft.) approx.



**2ND FLOOR**  
23.1 sq.m. (249 sq.ft.) approx.



**TOTAL FLOOR AREA : 153.6 sq.m. (1653 sq.ft.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2024

