



Gertrude Road | Belvedere, DA17 5AS



Asking Price £375,000

Freehold

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## Gertrude Road, Belvedere

Call today to view this well presented, two bedroom Victorian terraced home. This property also has the added benefit of a loft room and is situated only a short walk from Belvedere Train station.

### Property Features

- Two Bedrooms
- Loft Room
- First Floor Bathroom
- Close to Belvedere Train Station
- Garage To Rear
- Viewing Advised





## Interior

**Porch:** Part glazed door to front, part tiled walls.

**Though Lounge:** 6.77m x 3.18m (22'3" x 10'5") Double glazed window to front, double glazed window to rear, exposed wood floor boards, cast iron radiator, cupboard under stairs, alarm system, exposed brick feature wall.

**Kitchen:** 2.82m x 2.31m (9'3" x 7'7") Double glazed door to side, double glazed window to rear, a range of fitted wall and base units, space for washing machine, integrated oven with overhead extractor fan, four ring gas hob, stainless steel sink with mixer tap.

**Landing:** Carpet, staircase leading to loft room.

**Bedroom One:** 3.27m x 3.60m (10'9" x 11'10") 2 x double glazed windows to front, exposed wood floor boards, radiator, picture rail.

**Bedroom Two:** 2.56m x 3.5m (8'5" x 11'6") Double glazed window to rear, cast iron radiator, exposed floorboards.

**Bedroom Three/loft room:** 2.88m x 4.2m (9'5" x 13'9") Velux window, eaves storage, carpet.

**Bathroom:** Double glazed frosted window to rear, low level WC, claw foot bath with mixer tap, shower attachment and glass shower screen, pedestal wash hand basin, cast iron radiator, exposed wood floor boards, cupboard housing valiant combi boiler.



## Exterior

**Rear Garden:** mainly laid to lawn, patio area, mature boarders, pagoda, outside tap

**Garage:** Garage to rear with up and over door.

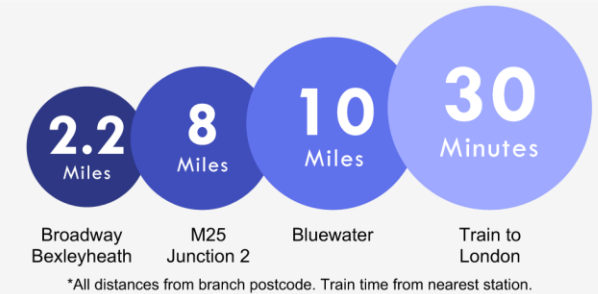






## Property Location

Gertrude Road, Belvedere, DA17 5AS



## Additional Information

At the heart of Belvedere is Nuxley Village – where you'll find shops, pubs, restaurants and the Robinson Jackson branch. Explore a little further and you'll find Lesnes Abbey, with its historic monastic ruins and formal gardens, and Bostall Woods with its protected bluebell fields and ancient trees.

Belvedere residents will be a manageable walk or one stop on the train line away from Abbey Wood's forthcoming Crossrail station.

- Council Tax: C
- EPC Rating: D

FOR MORE INFORMATION  
CONTACT US TODAY.

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