



Brackendene | Joydens Wood, Kent, DA2 7NB

 3  1  1 £650,000 Freehold

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Brackendene, Joydens Wood

Located within walking distance to a local parade of convenient shops, schools, parks and woodland is this well-proportioned 3 bedroom detached bungalow.

Property Features

- Council Tax: F
- EPC Rating: E
- Fully Double Glazed
- Gas Central Heating
- Ample Off Road Parking
- Close to Amenities
- South West Facing Garden
- Potential to Extend + Convert (STPP)



Specification

Entrance Hall 4.67m x 1.45m (15'4" x 4'9") Double glazed frosted window and door to front. 3 Built-in cupboards. Access to loft. Parquet flooring.

Lounge 4.34m x 3.89m (14'3" x 12'9") Double glazed sliding door to conservatory rear aspect. Double glazed frosted window to side. Coved ceiling. Feature gas fire. Parquet flooring. Radiator.

Conservatory 4.1m x 3.8m (13'5" x 12'6") Double glazed to all aspects. Double glazed double doors to side aspect. Window blinds. Wood laminate flooring.

Kitchen 4.2m x 2.95m (13'9" x 9'8") Double glazed window to rear. Double glazed door to side. Range of wall and base units. Space for fridge freezer. Breakfast bar. Radiator. Integrated oven and grill. Integrated gas hob. Extractor cooker hood over. Stainless steel sink drainer with chrome mixer tap. Plumbed for washing machine. Tiled floor.

Inner lobby Accessed from kitchen leading to the side of property. Double glazed frosted door to side. Pantry cupboard. Built in cupboard. Tiled floor.

Ground Floor WC Double glazed window to side. Low level WC. Wash hand basin. Tiled floor and walls.

Bedroom 1 4.32m x 4.1m (14'2" x 13'5") Double glazed bay window to front. Coved ceiling. Gas fire. Radiator. Parquet flooring.

Bedroom 2 3.96m x 3.2m (13' x 10'6") Double glazed window to front. Built-in wardrobes overhead storage and bedside cabinets. Parquet flooring. Radiator.

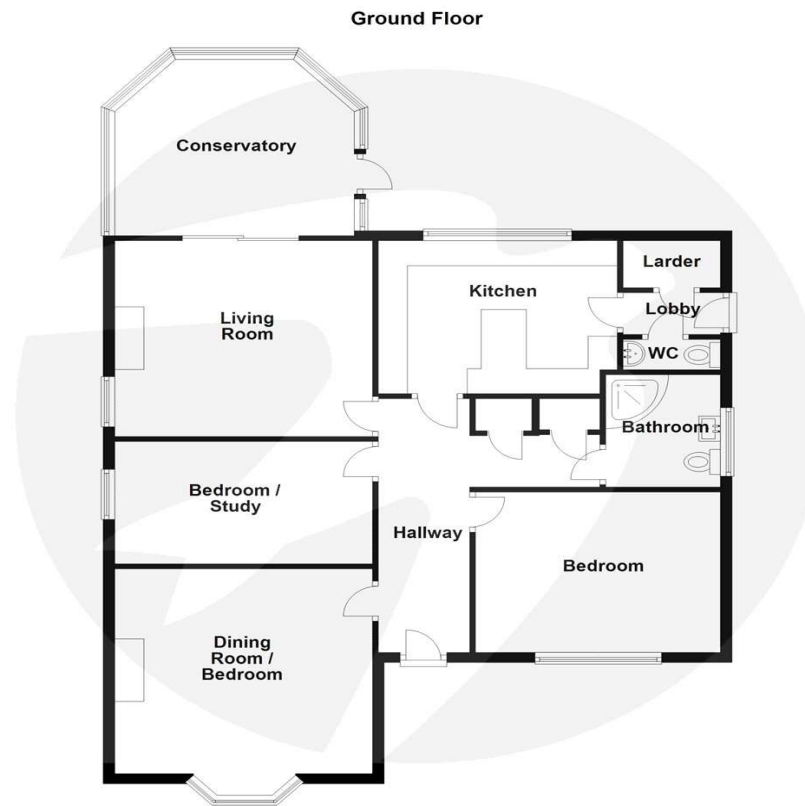
Bedroom 3 4.34m x 2.36m (14'3" x 7'9") Double glazed frosted window to side. Radiator. Coved ceiling. Parquet flooring.

Bathroom Double glazed frosted windows to side. Shower cubicle with Aqua Lisa mains fed shower. Wash hand basin. Low level WC. Tiled walls. Radiator.

Front In and out drive providing ample off-road parking. Access to garage to the side of property. Shrubs in borders and rockery feature. Lantern.

Garage 4.7m x 3.48m (15'5" x 11'5") Electronically operated up and over door. Power and light.

Rear garden 24.38m (80') 80ft. Mainly laid to lawn. Shrubs in borders. Greenhouse. Patio area. Outside tap. Security sensor light. Shed (24ft x 8ft)



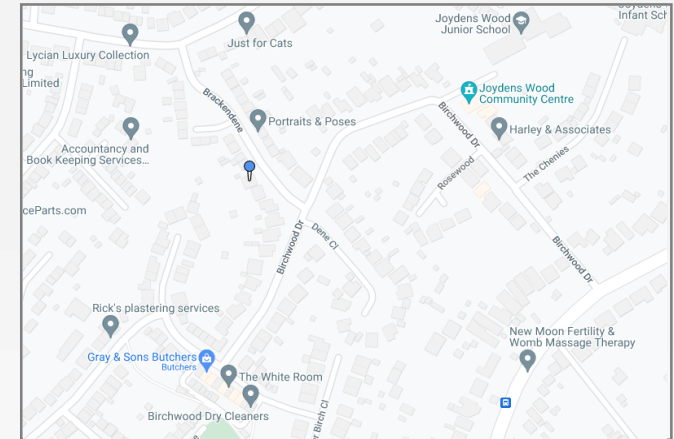
Please note that this is for illustration purposes only and should not be used as an exact representation of the property. All measurements are approximate.
Plan produced using PlanUp.





Property Location

Brackendene, Joydens Wood, Kent, DA2 7NB



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

Additional Information

Joydens Wood is an 'urban village' located between Bexley and Wilmington, with a tranquil woodland managed by the Woodland Trust at its heart. The woodland spans an impressive 333 acres, and is home to a variety of trees, plants, wooden sculptures and remains dating back to Roman times.

Furthermore, Joydens Wood has a selection of popular primary schools and provides convenient access to both Wilmington Grammar schools. Local family-run businesses include a post office, a newsagents, a dry cleaners, a launderette and a butchers.

**FOR MORE INFORMATION
CONTACT US TODAY.**

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