



Havisham Road

Chalk | Kent | DA12 4UW



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Chalk, Kent, DA12 4UW

£475,000

Freehold

Situated in the sought-after village of Chalk is this tastefully refurbished and redesigned four-bedroom semi-detached Billings built house with garage, own driveway and 70' x 30' rear garden.

Benefitting from:

- Entrance Porch
- Two Reception Rooms
- Modern Fully Fitted Kitchen
- Utility Room/Garage
- Ground Floor Cloakroom
- Modern First Floor Bathroom
- Immaculate Throughout
- Viewing Recommended
- Council Tax: D
- EPC Rating: C



Accommodation

Entrance Porch 1.68m x 1.45m (5'6" x 4'9") Entrance door. Frosted double glazed window to front. Engineered oak floor. Radiator. Glazed door to front reception room.

Dining Room/Front Reception 4.88m x 3.96m (16' x 13') Double glazed window to front. Engineered oak floor. Two radiators. Staircase to first floor. Access to inner lobby. Double glazed doors to Kitchen/2nd Reception Room

Inner Lobby Engineered oak floor. Door to ground floor cloakroom. Door to Utility Room/Garage

Ground Floor Cloakroom 1.07m x 0.91m (3'6" x 3') Low level w.c. Corner wash hand basin with mixer tap. Tiled floor. Heated towel rail. Tiled splashbacks. Extractor fan.

Utility Room/Garage 5.13m x 2.57m. (16'10" x 8'5".) Double glazed window to side. Roll topped work surfaces, Space for appliances. Up and over door.

Rear Reception/Open Plan Kitchen 7.54m x 12 (24'9" x 12')

Lounge/Reception Double glazed bi fold patio doors to rear garden. Engineered oak flooring. Feature wall mounted radiator. Open plan to Kitchen

Kitchen Double glazed window to side. Double glazed window to rear. Modern fitted wall and base units. Integrated fridge. Integrated freezer. Integrated dishwasher. Cupboard housing gas fired central heating boiler. Single drainer sink unit. Mixer tap. Solid wood works and breakfast bar. Tiled floor with underfloor heating.

Landing Access to loft. Inset spots. Carpet.

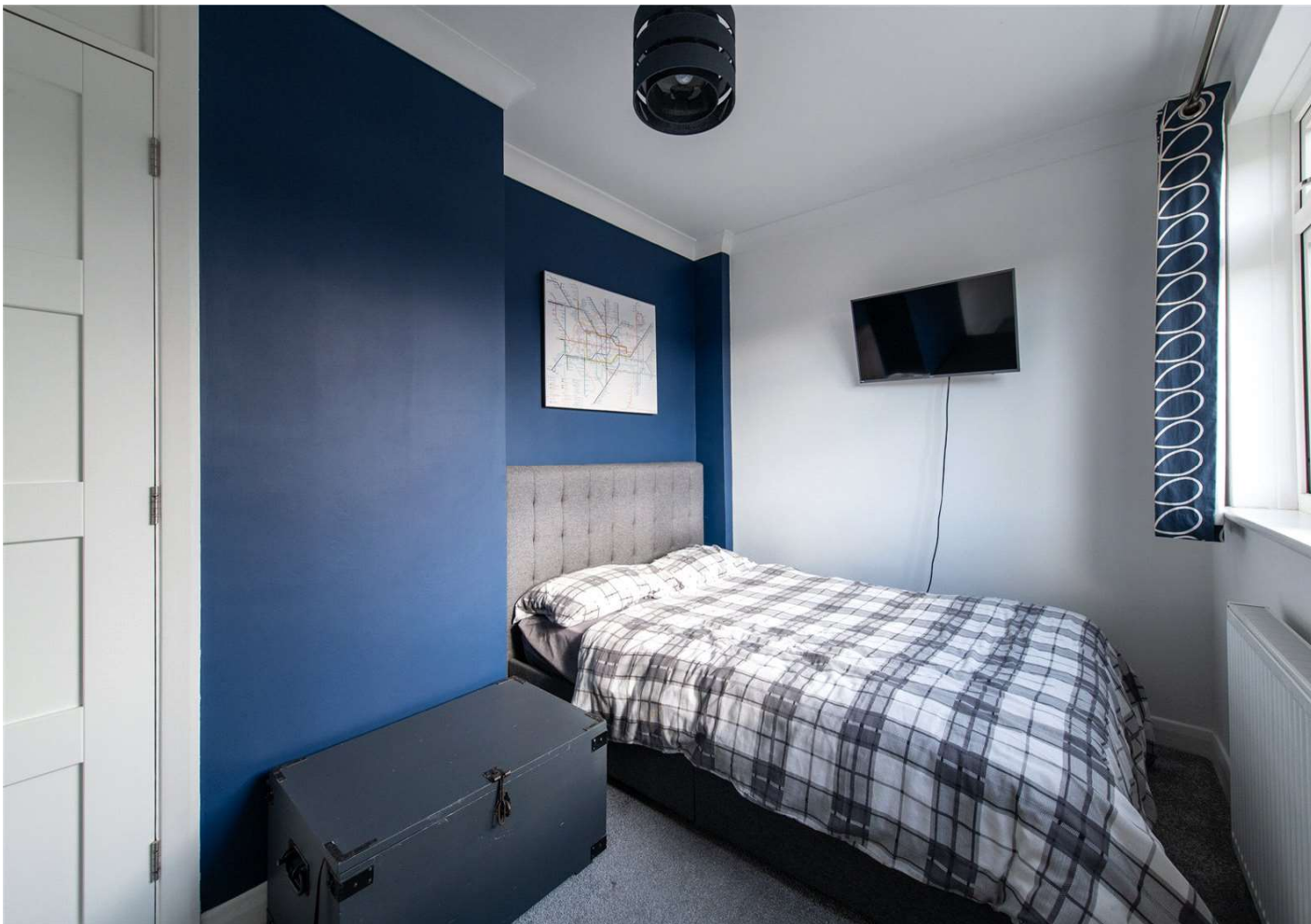
Master Bedroom 4.42m x 3.63m (14'6" x 11'11") Double glazed window to rear. Radiator. Carpet. Inset spotlights.

Bedroom 2 3.9m x 2.95m (12'10" x 9'8") Double glazed window to front. Laminate wood flooring. Radiator. Coved ceiling. Built in wardrobe cupboard.

Bedroom 3 3.5m x 2.4m (11'6" x 7'10") Double glazed window to front. Carpet. Radiator. Coved ceiling.

Bedroom 4 3.02m x 2.74m (9'11" x 9') Double glazed window to rear. Carpet. Radiator. Coved ceiling.





Bathroom 2.4m x 1.8m (7'10" x 5'11") Two frosted double-glazed windows to rear. Modern suite comprising panelled bath with mixer tap. Wall mounted shower unit and overhead spray. Heated towel rail. Vanity wash hand basin, Low level w.c. Tiled floor. Tiled walls. Inset spotlights.

Exterior

Front Garden: Laid to lawn. Feature pebbled areas.

Rear Garden: 70' x 30' Decked patio area. Paved patio area. Outside tap. Fenced to side and rear. Covered pagoda/seating area. Raised flower borders. Pebbled patio area to rear. Side pedestrian access. Shed.

Garage: See Utility Room. Own driveway to front.

Additional Information

Chalk is a sought-after village on the edge of Gravesend. Local schools, sport centre and amenities are within a short driving distance. Chalk benefits from many fields nearby which is ideal for walkers and owners with dogs.

Council Tax - D

EPC Rating - C





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 & times are approximates)

FOR MORE INFORMATION CONTACT US TODAY.

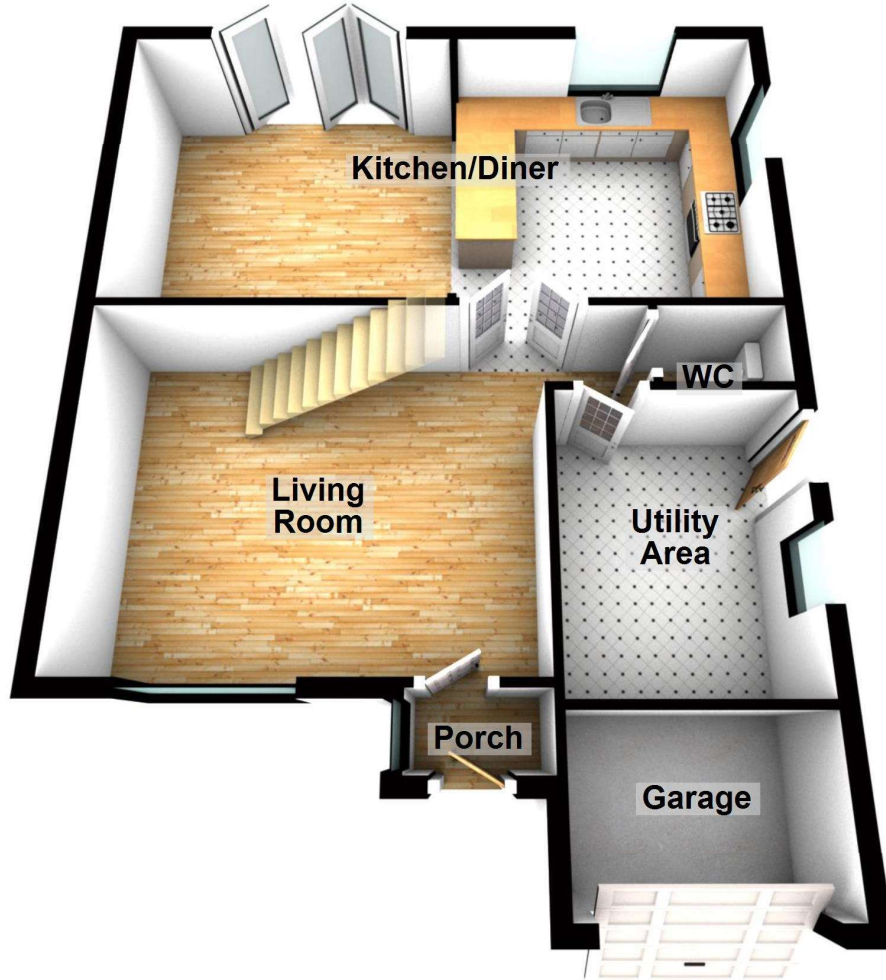
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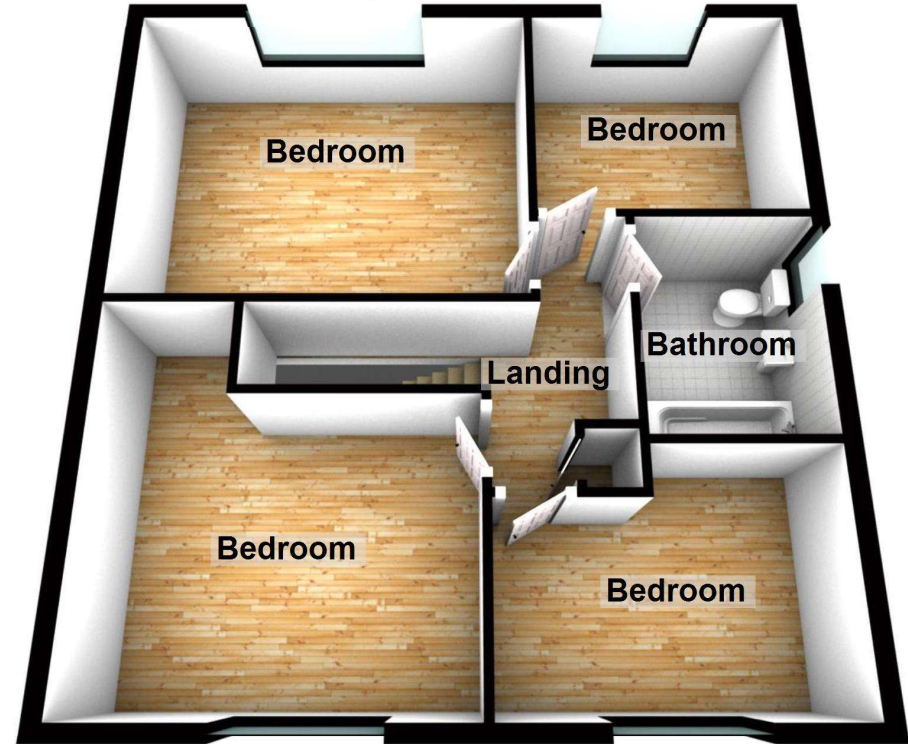
Ground Floor

Approx. 716.7 sq. feet



First Floor

Approx. 644.4 sq. feet



Total area: approx. 1361.1 sq. feet

Please be advised this plan is offered for marketing purposes only. It can not be relied upon for exact or precise measurements, angles, window or door openings. Whilst every effort is made to ensure the accuracy the company or provider accepts no responsibility for the content.

Plan produced using PlanUp.

