



Clive Road Belvedere DA17 5BZ

Offering larger than average accommodation is this three-bedroom split level maisonette situated only a short walk to both Belvedere train station and Nuxley village where you will find all of your local amenities. Ideal for any first-time buyer or buy to let investor.

- Three Bedrooms
- First Floor Split Level
- 86 Year Lease
- Double glazed
- Chain Free
- Viewing Advised

Price on application

 3
  1
  1
 Leasehold EPC Rating: D

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01322 441010

Robinson Jackson
61 Nuxley Road,
Belvedere,
Kent DA17 5JN

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Interior

- Hall:** UPVC door to front, wood laminate floor, two storage cupboards
- Lounge:** 4.8m x 4.34m (15'9" x 14'3") Double glazed window to rear, wood laminate floor, radiator.
- Kitchen:** 2.24m x 3.56m (7'4" x 11'8") Double glazed window to front, tiled floor, part tiled walls, a range of fitted wall and base units, stainless steel sink and mixer tap, integrated oven and four ring gas hob, space for washing machine, wall mounted 'ideal' combi boiler.
- Ground Floor Bathroom:** Double glazed frosted window to front, low level WC, wash hand basin, part tiled walls, tiled flooring.
- Landing:** Storage cupboard
- Bedroom One:** 2.95m x 3.86m (9'8" x 12'8") Double glazed window to front, wood laminate flooring, storage cupboard, radiator.

- Bedroom Two:** 2.95m x 4.17m (9'8" x 13'8") Double glazed window to rear, wood laminate flooring, radiator.
- Bedroom Three:** 2.24m x 2.77m (7'4" x 9'1") Double glazed window to rear, wood laminate flooring, radiator.
- Bathroom:** Double glazed frosted window to front, tiled flooring, low level WC, panelled bath with mixer tap, pedestal wash hand basin, part tiled walls, radiator.

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.

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