Cornfield Drive | Gravesend, Kent, DA11 7FL

3 2 1 **Asking Price £450,000** **Freehold**

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Cornfield Drive, Gravesend

New to market is this rarely available, three bedroom semi-detached residence with off street parking. Offered with the benefit of no chain and 7 years NHBC warranty remaining. Call now to view!

Property Features

- Council Tax:
- EPC Rating: B
- Available To Move Into From February 2023
- Three Bedrooms
- No Forward Chain
- 7 Years NHBC Warranty Remaining
- Off Street Parking
- GF Cloakroom
- All Fixtures/ Fittings To Remain

Interior

Entrance Hall: 3.23m x 1.1m (10'7" x 3'7") Entrance door into hallway. Tiled flooring. Radiator. Door to:-

Ground Floor Cloakroom: 2.06m x 1.04m (6'9" x 3'5") Frosted double glazed window to rear. Low level w.c. Wash hand basin. Tiled flooring. Radiator.

Lounge Diner: 5.2m x 4.72m (17'1" x 15'6") Double glazed patio doors to rear. Carpet. Built-in storage cupboard to side. Two radiators. Opening into:-

Kitchen: 3.23m x 2.46m (10'7" x 8'1") Double glazed window to rear. Fitted high gloss wall and base units with wood effect work surface over. Sink and drainer unit with mixer tap. Built-in eye level oven. Built in hob with four gas rings and extractor hood over. Appliances to be left. Tiled flooring.

First Floor Landing: 2.9m x 1.02m (9'6" x 3'4") Stairs to first floor. Carpet. Loft access. Doors to:-

Bedroom 1: 3.8m x 3.12m (12'6" x 10'3") Double glazed window to rear. Built-in wardrobes. Radiator. Carpet. Door to:-

En-suite: 2.29m x 1.63m (7'6" x 5'4") Double glazed frosted window to side. Suite comprising shower cubicle. Wash hand basin. Low level w.c. Radiator. Shaver point.

Bedroom 2: 3.28m x 2.08m (10'9" x 6'10") Double glazed window to rear. Carpet. Radiator.

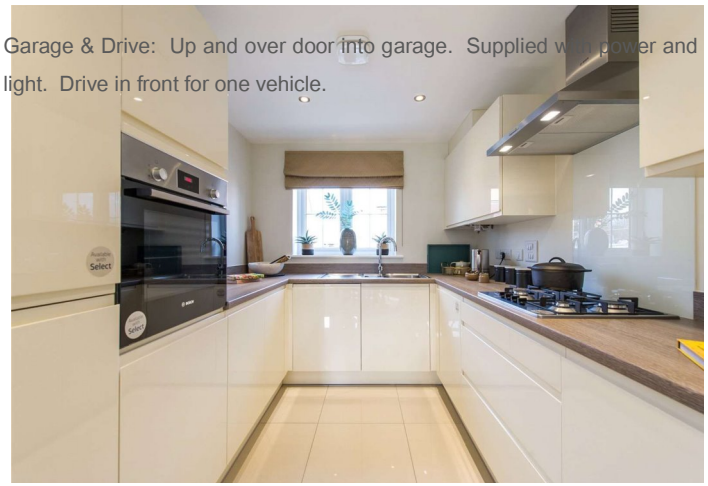
Bedroom 3; 3.38m x 1.96m (11'1" x 6'5") Double glazed window to rear. Carpet. Radiator.

Bathroom: Double glazed frosted window to rear. Suite comprising panelled bath with hand held shower over. Wash hand basin. Low level w.c. Tiled walls. Tiled flooring. Radiator.

Exterior

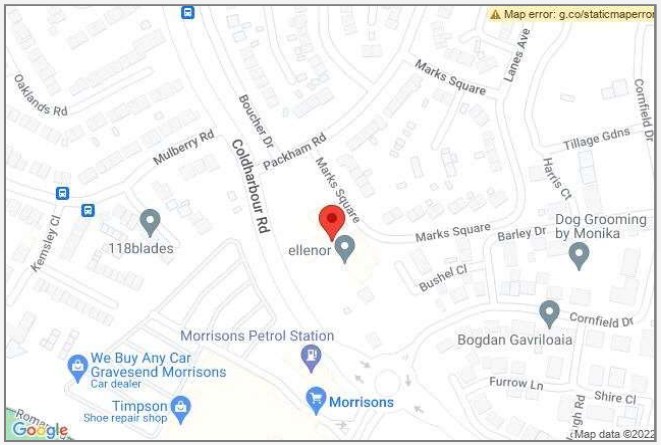
Rear Garden: Approx: 30ft: Laid to lawn area. Patio area. Decked area. Side pedestrian access. Fence enclosed. Mature shrubs and borders.

Garage & Drive: Up and over door into garage. Supplied with power and light. Drive in front for one vehicle.



Property Location

Cornfield Drive, Gravesend, Kent, DA11 7FL



Additional Information

Gravesend is sought-after by families looking for high-calibre education. As well as a number of private schools, including Gads Hill, Bronte and Cobham Hall, there is the duo of well-respected grammar schools – Gravesend Grammar for Boys and Gravesend Grammar for Girls. The choice of primary schools is extensive and further education is provided in the shape of Northwest Kent College, The University of Greenwich and Mid. Kent College.

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