



Sun Lane

Gravesend | Kent | DA12 5HG



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Gravesend, Kent, DA12 5HG

Guide Price £475k to £500k
Freehold

Situated just off Echo Square and within walking distance of the Town Centre is this extended three double bedroom detached bungalow with own driveway to front.

Benefitting from:

- Double Glazing
- Gas Central Heating
- 17' Kitchen/Diner
- Conservatory/Garden Room
- Utility Room
- Shower Room
- Family Bathroom
- Brick Built Outbuilding
- Council Tax: D
- EPC Rating: D



Accommodation

Porch: Double glazed entrance door. Door to entrance hall.

Entrance Hall: 7.52m x 1.17m (24'8" x 3'10") Laminate wood flooring. Radiator. Inset spotlights. Built-in storage cloaks cupboard. Doors to: -

Lounge: 4.14m x 3.78m (13'7" x 12'5") Double glazed window to side. Carpet. Radiator. Double glazed window to conservatory. Coved ceiling.

Kitchen/Breakfast Room: 5.33m x 3.3m (17'6" x 10'10") Double glazed window to side. Modern fitted wall and base units with roll top work surface over. Inset spotlights. Large skylight window. Built-in double oven and hob with extractor hood over. Integrated dishwasher. Central island. Laminate wood flooring with under floor heating.

Conservatory: 4.04m x 3.66m (13'3" x 12') Double glazed window to rear. Double glazed French doors to garden. Double glazed window to side. Laminate flooring with under-floor heating.

Utility Room: 3.2m x 1.32m (10'6" x 4'4") Frosted double glazed window to side. Radiator. Space for washing machine and tumble dryer. Floor to ceiling cupboard housing meters and fuse box. Built-in storage cupboard.

Shower Room: 2.51 (8'3") m x 1.22 (4') m (widening to 2.62 (8'7") m) Large walk-in shower. Vanity wash hand basin. Low level w.c. Vinyl flooring. Heated towel rail. Extractor fan. Tiled splash back. Inset spotlights.

Bedroom 1: 5.74m x 3.23m (18'10" x 10'7") Double glazed bay window to front. Double glazed window to side. Carpet. Radiator.

Bedroom 2: 4.3m x 3.07m (14'1" x 10'1") Double glazed window to front. Carpet. Radiator.





Bedroom 3: 3.5m x 3.2m (11'6" x 10'6") Double glazed window to side. Carpet. Radiator.

Bathroom: 2.16m x 2.13m (7'1" x 7') Opaque double-glazed window to side. Modern suite comprising panelled bath with mixer tap and shower attachment. Vanity wash hand basin with cupboard below. Low level w.c. Built-in cupboard housing boiler. Vinyl flooring. Tiled splash back. Heated towel rail.

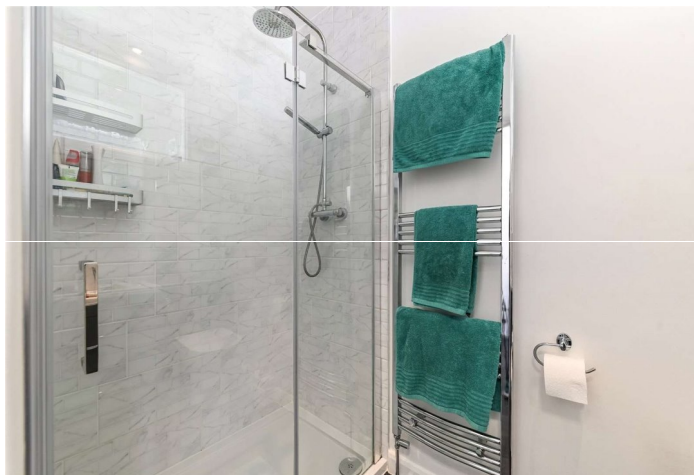
Exterior

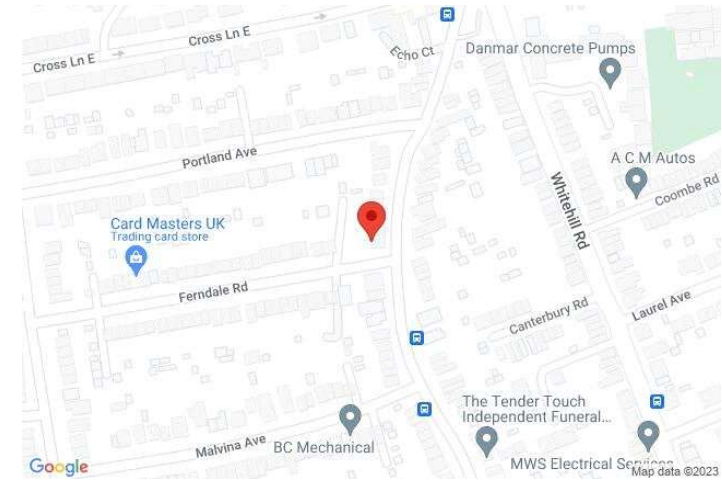
Rear Garden: 37ft x 37ft: Laid to lawn. Fenced to side. Brick built out building (22'7 x 12'8) average width approx.

Driveway to front. Double gates to side.

Council Tax - D

EPC Rating - D





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)

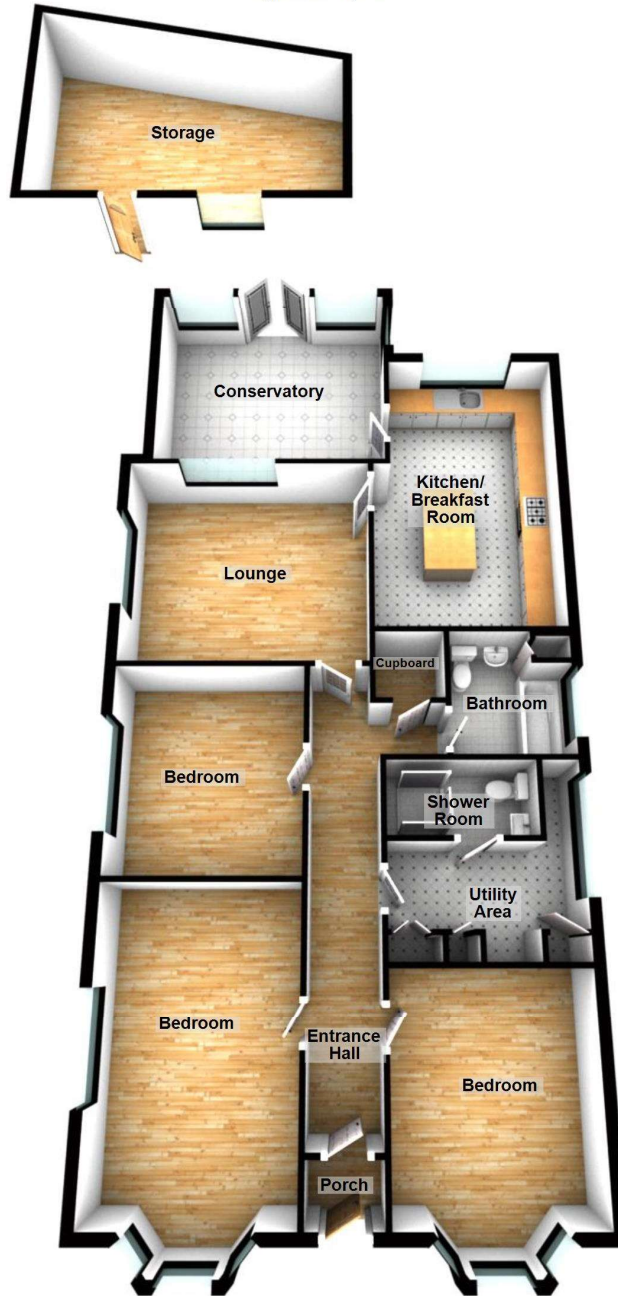
FOR MORE INFORMATION CONTACT US TODAY.

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ROBINSON MICHAEL & JACKSON

Ground Floor
Approx. 1633.4 sq. feet



Total area: approx. 1633.4 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.

