



230 Parkside Avenue | Barnehurst, Kent, DA7 6NT



Guide Price £325,000 - £350,000

Freehold

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## Parkside Avenue, Barnehurst

Immaculately presented 1930's built house located in a popular residential road in Barnehurst, within walking distance of zone 6 stations, shops and local school. With benefits including a garage to rear and driveway your earliest viewing is recommended.

### Property Features

- Council Tax: C
- EPC Rating: To be confirmed
- 9'9 x 13'5 Lounge
- Modern Kitchen and bathroom
- 9'6 x 10'9 Dining Room
- Double glazing and gas central heating
- 41'6 Garden
- Garage to rear and off street parking to front



## Interior

**Entrance Hall** Part Glazed UPVC leading to inner hall. Door leading to lounge.

**Lounge** 2.97m x 4.1m (9'9" x 13'5") Double glazed window to front. Spotlights. Coved ceilings. Radiator. Storage cupboard. Wooden double doors leading to kitchen.

**Kitchen** 3.23m x 2.46m (10'7" x 8'1") Range of white wall and base units with works surfaces over. Sink with mixer tap. Integrated gas hob, electric oven, microwave, heating tray, wine cooler, dish washer, washing machine and fridge freezer. Tiled splash back. Wood laminate flooring.

**Dining Room** 2.9m x 3.28m (9'6" x 10'9") Double glazed by folding doors to garden. Sky light. Spotlights. Storage cupboard. Designer radiator. Wood laminate flooring.

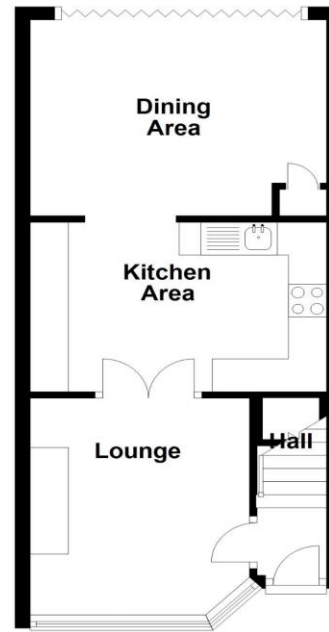
**Landing** Coved Ceilings. Access to loft. Carpet.

**Bedroom 1** 4.04m x 3.2m (13'3" x 10'6") Double glazed window to front. Coved Ceilings. Spotlights. Built in wardrobes. Radiator. Carpet.

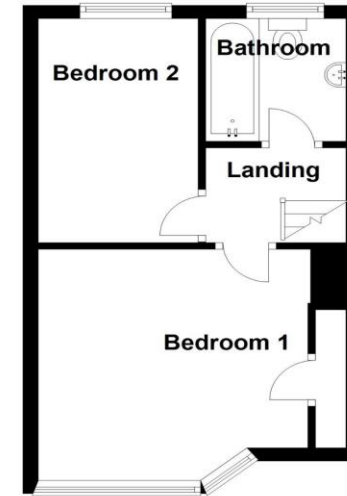
**Bedroom 2** 2.06m x 2.6m (6'9" x 8'6") Double glazed window to rear. Coved Ceilings. Radiator. Carpets.

**Bathroom** 1.63m x 1.65m (5'4" x 5'5") Opaque double glazed window to rear. Spotlights. Three piece suite comprising; Panelled bath with shower over and mixer tap, wash hand basin with mixer tap and vanity unit under, low level wc. Tiled walls and flooring. Under floor heating.

Ground Floor



First Floor



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only and should be used as such by any prospective purchaser/ tenant. The services systems and appliances listed in this specification have not been tested and no guarantee as to their operating ability or their efficiency can be given.  
Plan produced using PlanUp.







## Exterior

**Garden** 12.65m (41'6") Decking. Path leading to rear. Astro turfed. Outside tap.

**Garage** 4.72m x 3.56m (15'6" x 11'8") Wooden door leading to garage. Electric.

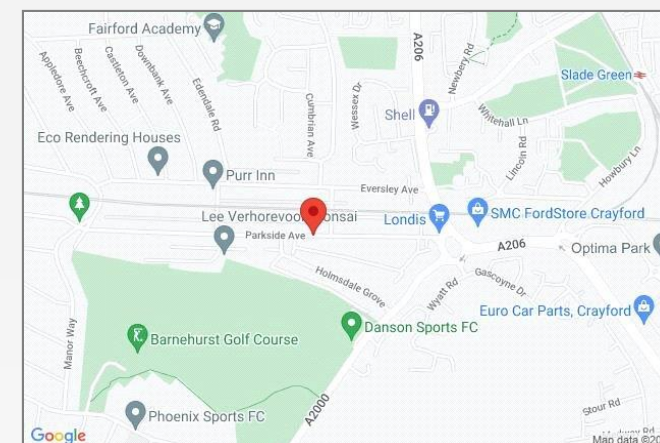
## Additional Information

Barnehurst & Bexleyheath are adjacent neighbourhoods with Bexleyheath being home to the borough's largest shopping facility, where you'll find high-street names, and supermarkets. There's a bowling alley, a cinema, Crook Log Leisure Centre, regular specialist markets, family-friendly restaurants and both neighbourhoods having mainline stations in to London too.

Families are also attracted to Barnehurst/Bexleyheath for the schooling – with two of the borough's grammars and excellent primaries close by. The Red House – an Arts & Crafts property designed for the artist and socialist William Morris - is Bexleyheath's premier cultural attraction.

## Property Location

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**FOR MORE INFORMATION CONTACT US TODAY.**

01322 340000

Robinson Jackson  
226 Bexley Road,  
Northumberland Heath,  
Kent DA8 3HB

northheath@robinson-jackson.com

