



# Factory Road

Northfleet | Gravesend | DA11 9HH







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Northfleet, Gravesend, DA11 9HH

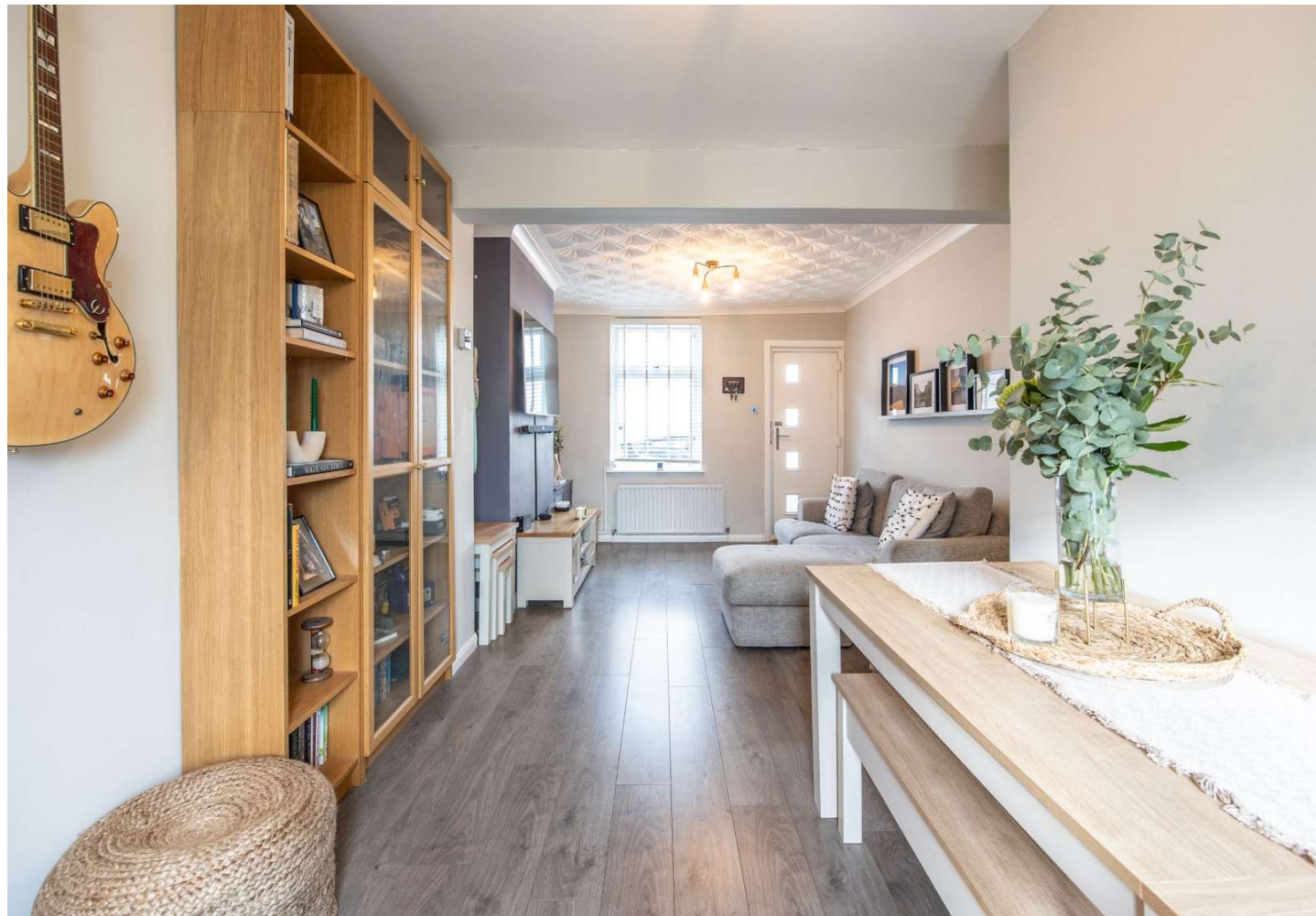
OIEO £270,000

Freehold

Beautifully presented two double bedroom mid terrace town house with a ground floor bathroom & large garden. Walking distance to Northfleet Ebbsfleet Train Station.

## Benefitting from:

- Laid Over Three Floors
- Brand New Ground Floor Bathroom
- Modern Fitted Kitchen
- Approx 60ft Rear Garden
- Walking Distance to Ebbsfleet & Northfleet Train Stations
- On Road Parking
- Ideal Investment or First Time Buy
- Council Tax: B
- EPC Rating: D





## Accommodation

**Entrance:** Double glazed entrance door into:-

**Lounge:** Double glazed window to rear. Built-in cupboard housing meters. Radiator to front and rear. Laminate flooring.

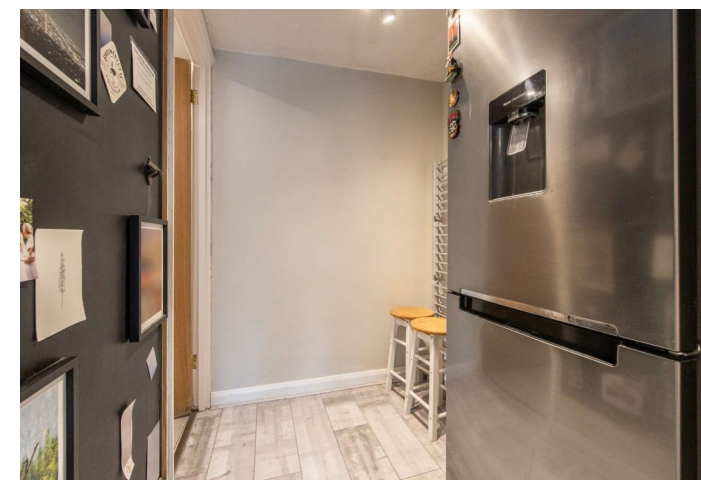
**Kitchen:** Double glazed window to front. Double glazed door to rear. Wall and base units with work surface over. Stainless steel sink unit with mixer tap and tiled backsplash. Space for appliances. Wall mounted boiler. Stairs to first floor. Laminate flooring.

**First Floor Landing:** Stairs to first floor. Doors to:-

**Bedroom 1:** Double glazed window to front. Radiator. Carpet.

**Bedroom 2:** Double glazed window to rear. Radiator. Built-in cupboard with access to loft. Carpet.

**Bathroom:** Suite comprising panelled bath with shower and screen over. Pedestal wash hand basin. Low level w.c. Tiled walls. Tiled flooring. Spotlights.







## Exterior

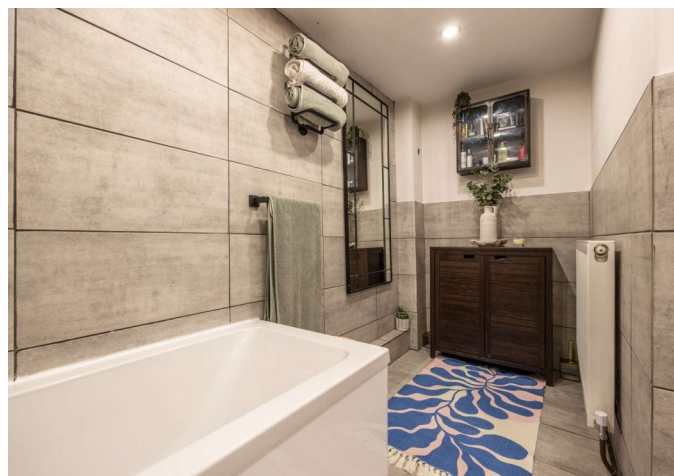
Rear Garden: Decked area with inset lighting. Laid to lawn area.

## Additional Information

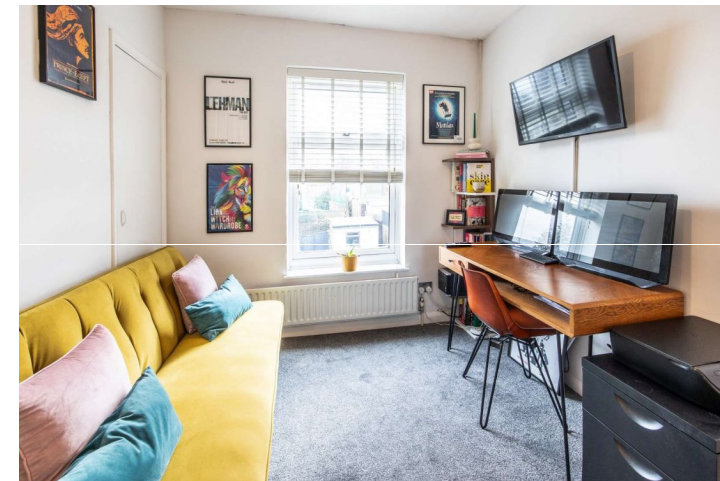
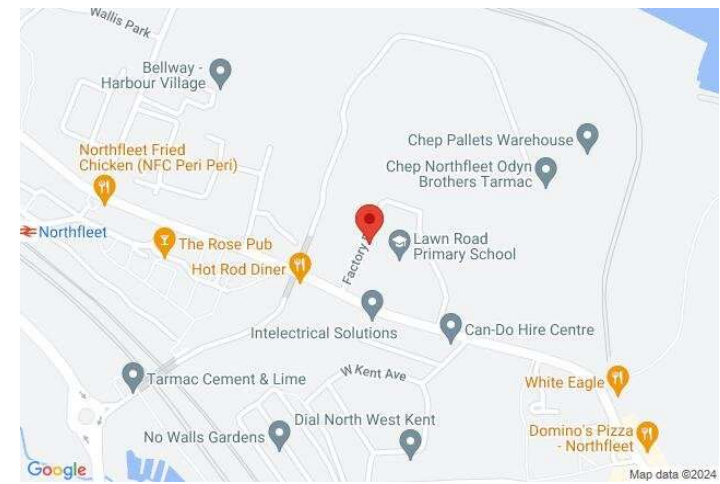
Gravesend and Northfleet are sought-after by families looking for high-calibre education. As well as a number of private schools, including Gads Hill, Bronte and Cobham Hall, there is the duo of well-respected grammar schools – Gravesend Grammar for Boys and Gravesend Grammar for Girls. The choice of primary schools is extensive and further education is provided in the shape of Northwest Kent College, The University of Greenwich and Mid. Kent College. There is an excellent rail service for commuters to London with the high-speed train into London St. Pancras in 22 minutes, Stratford in 17 minutes, and from Ebbsfleet to Paris in 2 hour

Council Tax - B

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)

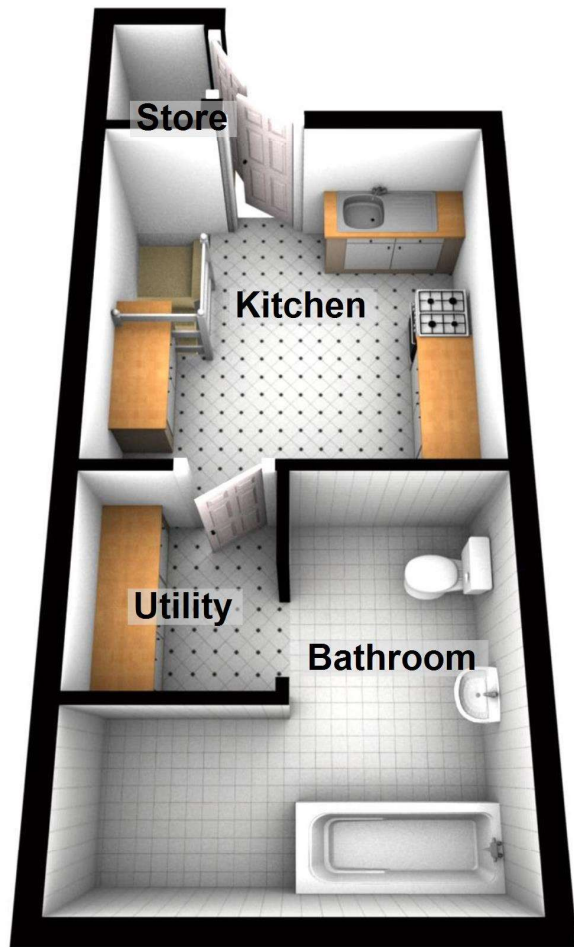
## FOR MORE INFORMATION CONTACT US TODAY.

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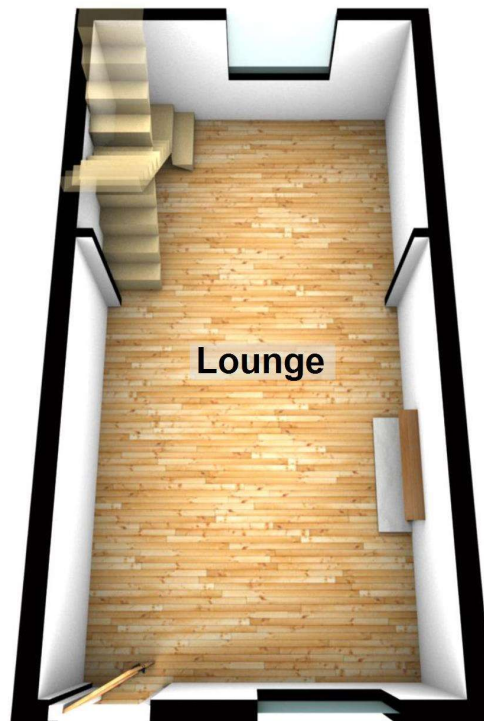
SALES | MORTGAGES | LEGALS

**ROBINSON MICHAEL & JACKSON**

### Lower Ground Floor



### Ground Floor



### First Floor



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.



