



6 Fairford Avenue | Barnehurst, Kent, DA7 6QL



Guide Price £400,000 - £425,000

Freehold

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Fairford Avenue, Barnehurst

Two double bedroom semi detached bungalow located one of the ever popular A,B,C roads in Barnehurst within convenient distance of Northumberland Heath and Barnehurst Parades, Barnehurst zone 6 station and local schools, with the added benefits of a two double bedrooms, two reception rooms and a 20'6 x 8'2 garage.

Property Features

- Council Tax: D
- EPC Rating: To be confirmed
- Two good sized bedrooms
- 28'7 x 9'8 Through lounge
- 10'5 x 9'3 Sun Room
- Double glazing and gas central heating
- 20'6 x 8'2 Garage and off street parking
- No Chain



Interior

Entrance Hall Radiator. Carpet.

Through Lounge 8.7m x 2.95m (28'7" x 9'8")

Lounge Area Double glazed bay window to front. Radiator. Feature fireplace. Carpet.

Dining Area Double glazed sliding doors to Sun room. Radiator. Carpet.

Sun Room 3.18m x 2.82m (10'5" x 9'3") Double glazed windows to rear and side and double glazed double doors to garden. Carpet. Fibre glass roof.

Kitchen 2.24m x 1.93m (7'4" x 6'4") Double glazed window to side. Wall and base units with worksurfaces over. Sink unit with mixer tap. Tiled splash bac. Integrated double oven, hob and extractor to remain. Plumbing for washing machine. Space for fridge freezer. Wall mounted boiler. Vinyl flooring.

Bedroom 1 3.96m x 2.8m (13' x 9'2") Double glazed window to rear. Radiator. Built in wardrobe. Carpet.

Bedroom 2 2.82m x 2.57m (9'3" x 8'5") Double glazed window to front. Radiator. Built in wardrobe. Carpet.

Shower Room 1.73m x 1.93m (5'8" x 6'4") Opaque double glazed window to side. Three piece suite comprising: Walk in shower unit with mixer shower over, tiled walls and glass door, pedestal wash hand basin and low level wc. Heated towel rail. Storage cupboard. Vinyl flooring. Tiled walls.



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

Front Garden Gated to paved driveway leading to garage.

Rear garden Steps down to artificial grass. Access to garage. Range of trees and plants. Greenhouse. Storage shed. Outside tap.

Garage 6.1m+6 x 2.5m (20'+6 x 8'2") Double doors. Door to garden.

Parking Parking via driveway for 2/3 vehicles.

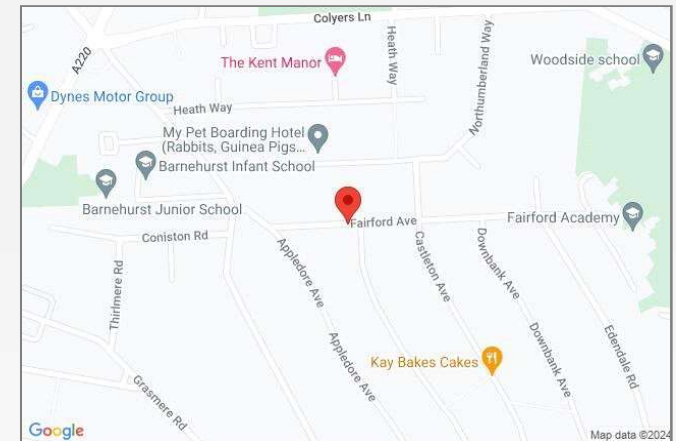
Additional Information

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

Fairford Avenue, Barnehurst, Kent, DA7 6QL



*All distances from branch postcode. Train time from nearest station.

FOR MORE INFORMATION CONTACT US TODAY.

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