



5 Masefield Close | Slade Green, Kent, DA8 2DG



Guide Price £525,000 - £550,000

Freehold

**ROBINSON-JACKSON**  
Our service will *move* you



## Masefield Close, Slade Green

We are pleased to offer this spacious, well presented four bed semi detached house located in a cul de sac. within walking distance of Slade Green station, shops and local schools. Benefits include four double bedrooms two bathrooms, a 15'2 x 10'6 outbuilding and off street parking for 2/3 cars.

### Property Features

- Council Tax: C
- EPC Rating: E
- Underfloor heating throughout
- Fully rewired 5 years ago
- Tastefully extended
- Two bathrooms
- Versatile accommodation
- Annex/outbuilding



## Interior

**Entrance Hall** Electric meter cupboard. Wooden flooring.

**Lounge/Kitchen/Diner** 6.93m x 4.98m (22'9" x 16'4") Triple glazed bay window to front and triple glazed double doors to garden. Range of wall and base units with worksurfaces over. Butler sink with hose tap and filtered water. Integrated oven, hob, fridge/freezer and dishwasher to remain. Wooden flooring with underfloor heating. Understairs storage cupboard.

**Utility Room** 4.6 (15'1")m narrowing to 2.46 (8'1")m x 2 (6'7")m Triple glazed window to front. Plumbing in place for kitchen. Built in cupboards for washing machine and vented dryer. Karndean flooring with underfloor heating. Spotlights.

**Ground floor Bathroom** 1.9 (6'3")m x 5.1 (L-shaped) Triple glazed window to front. Three piece bathroom suite comprising: Panelled bath with mixer tap and shower attachment, wash hand basin with vanity unit under and low level wc. Karndean flooring with underfloor heating. Spotlights.

**Bedroom 4** 4.2m x 2.03m (13'9" x 6'8") Double glazed double doors to garden and double glazed window to rear. Fitted wardrobes. Karndean flooring with underfloor heating. Spotlights.

**Landing** Triple glazed window to side. Karndean flooring with underfloor heating.

**Bedroom 2** 3.38 (11'1")m x 4.93 (16'2")m narrowing to 2.92 (9'7")m Triple glazed window to front. Built in wardrobes. Karndean flooring with underfloor heating.

**Bedroom 3** Triple glazed window to rear. Built in wardrobes. Karndean flooring with underfloor heating.

**Bedroom 1** 3.76m x 3.58m (12'4" x 11'9") Two Velux windows. Eaves storage. Carpet. Spotlights.

**Shower Room** 2.24m x 1.98m (7'4" x 6'6") Triple glazed window to rear. Three piece suite comprising: Walk in shower unit with mixer shower over, tiled walls and glass door, wash hand basin with vanity unit under and low level wc. Heated towel rail. Part tiled walls. Tiled flooring with underfloor heating.



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

**Rear Garden** 372 x 8.15m (372 x 26'9") Maily paved with Artificial grass. Outside tap. Outside power point and outside light. Canopy.

**Outbuilding/Annex** 4.62m x 3.2m (15'2" x 10'6") Double glazed door to garden. Double glazed window to front. Electric radiator. Wooden flooring. Storage shed with shelving.

**Outbuilding/Annex - Ensuite** 1.04m x 1.7m (3'5" x 5'7") Walk in shower unit. Wash hand basin. Low level wc. Tiled flooring. Part tiled walls.

**Parking** Off street parking to front for 2/3 vehicles.

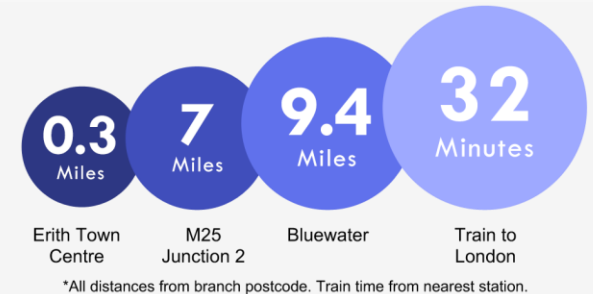
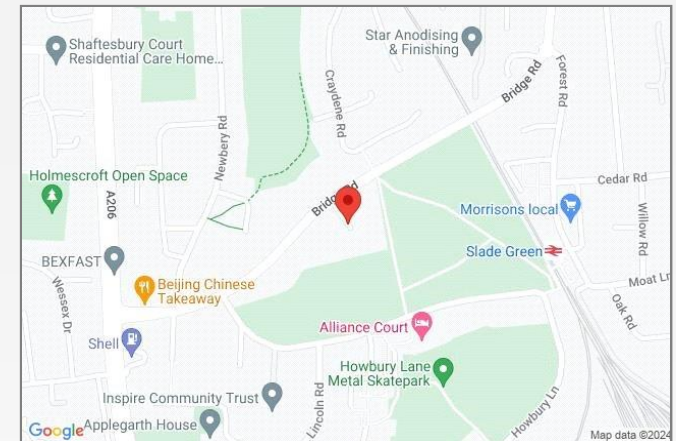
## Additional Information

Erith & Northumberland Heath are adjacent neighbourhoods enjoying close proximity to Bexley borough's main thoroughfare, Bexleyheath Broadway. Firmly residential, Northumberland Heath is a quiet enclave with some charming Victorian properties and a small village-like centre.

Erith is a larger town that has undergone rejuvenation in recent years, with a revamped town centre, a waterfront setting (home to London's longest pier) and an ambitious house building programme. Don't miss the annual Erith Riverside Festival.

## Property Location

Masefield Close, Slade Green, Kent, DA8 2DG



**FOR MORE INFORMATION  
CONTACT US TODAY.**

01322 340000

Robinson Jackson  
226 Bexley Road,  
North' Heath,  
Kent, DA8 3HB

northumberlandheath@robinson-jackson.com

