



25 Hengist Road | Northumberland Heath, Kent, DA8 1HB



Asking Price £375,000

Freehold

ROBINSON-JACKSON
Our service will *move* you

Hengist Road, Northumberland Heath

Being sold chain free is this spacious Victorian three double bedroom terraced house located within walking distance of Northumberland Heath parade, amenities and public transport.

Property Features

- Council Tax: C
- EPC Rating: D
- No onward chain
- Low maintenance garden
- Sought after location
- Three double bedrooms
- Well positioned for high street
- Period features throughout



Interior

Entrance Hall Two radiator. Carpet.

Through Lounge 6.93m to bay x 3.12m (22'9" to bay x 10'3")
Double glazed bay window to front and double glazed window to rear. Three radiators. Fireplace. understairs storage cupboard. Carpet.

Kitchen 3.28m x 2.3m (10'9" x 7'7") Double glazed window to side. Range of wall and base units with work surface over. Stainless steel sink unit with mixer tap. Integrated double oven, hob and extractor. Vinyl flooring. Spotlights. Gas boiler Vendor advises was installed in 2018.

Lobby Double cupboard. Double glazed door to garden.

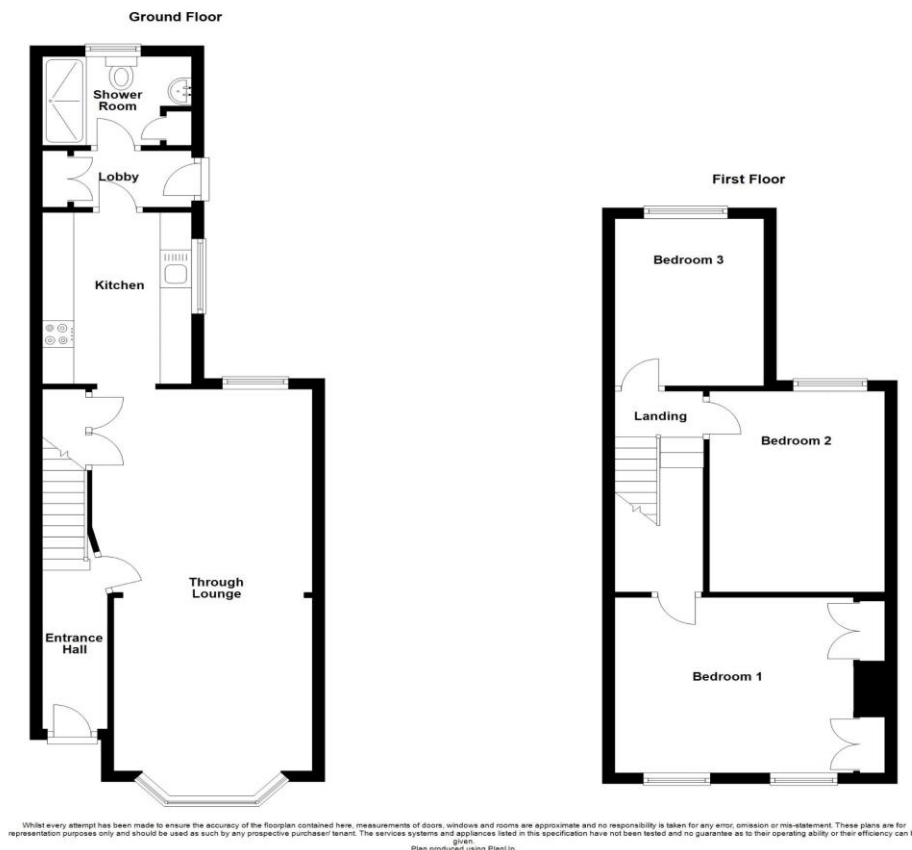
Bathroom 2.3m x 1.65m (7'7" x 5'5") Opaque double glazed window to rear. Three piece suite comprising: walk in shower unit with mixer shower and, tiled walls, pedestal wash hand basin and low level wc. Heated towel rail. Cupboard housing combi boiler. Vinyl flooring. Spotlights.

Landing Radiator. Carpet. Access to loft, we have been advised the loft is boarded and insulated.

Bedroom 1 4.17m x 3.1m (13'8" x 10'2") Two double glazed windows to front. Two radiators. Two built in wardrobes. Carpet.

Bedroom 2 3.58m x 2.62m (11'9" x 8'7") Double glazed window to rear. Radiator. Carpet.

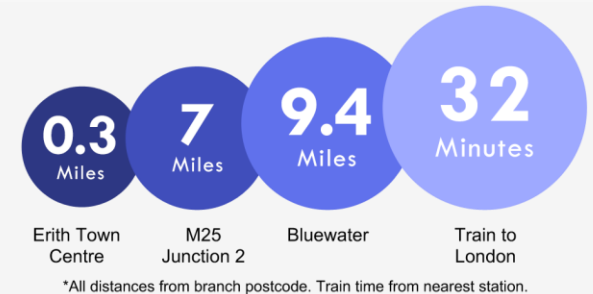
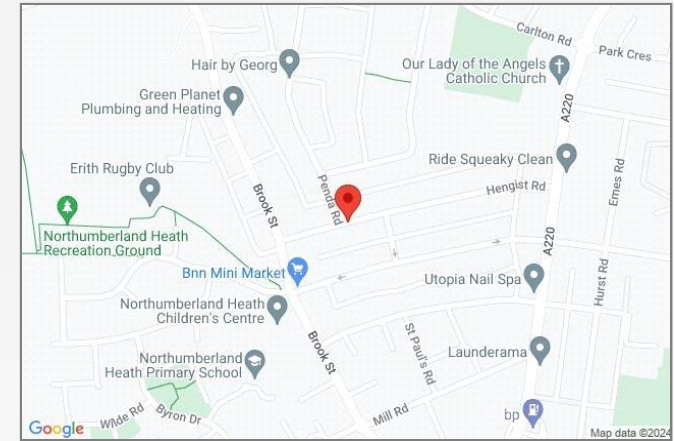
Bedroom 3 3.25m x 2.26m (10'8" x 7'5") Double glazed window to rear. Radiator. Carpet. Wood panelled ceiling and wall.





Property Location

Hengist Road, Northumberland Heath, Kent, DA8 1HB



Exterior

Front Garden Paved

Rear Garden 12.2m x 4.57m (40' x 15') Patio area. Wooden storage shed. Laid to lawn with trees and plants surrounding. Outside tap. Rear access (access subject to legal verification).

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.

**FOR MORE INFORMATION
CONTACT US TODAY.**

01322 340000
Robinson Jackson
226 Bexley Road,
North' Heath,
Kent, DA8 3HB
northumberlandheath@robinson-jackson.com

