



Bean Hill Cottages | Southfleet Road, Bean, DA2 8AR

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Guide Price £300,000 to £325,000

Freehold

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Our service will *move* you

# Bean Hill Cottages, Southfleet Road

Robinson-Jackson are delighted to offer to the market this beautiful 2-bedroom cottage style, terraced home situated in the popular village of Bean.

On approach, the home offers plenty of appeal and is set back of the Southfleet Road. On entrance it is clear to see this is a much loved home with plenty of bespoke features and quality fixtures and fittings.

The ground floor consists of an entrance porch, living room, separate dining room, modern kitchen and utility room to the rear.

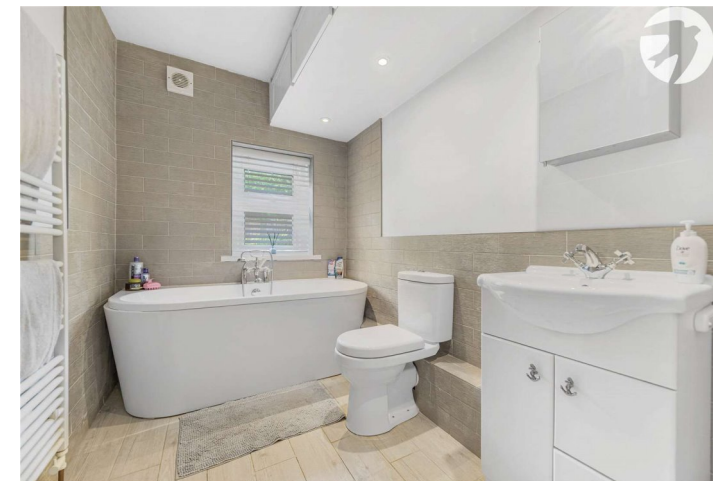
The first floor comprises of two double bedrooms as well as the family bathroom. The main bedroom is located to the front of the property and is the full width of the house. Bedroom two comes with rear garden views and is a great size for a second room. The bathroom is located to the rear of the property.

Externally you will find a patio and tiered garden perfect for entertaining. You also have the added benefit of parking.

This is truly a MUST SEE home and internal viewing is essential to fully appreciate everything this property has to offer. Please contact Robinson-Jackson today to book your viewing.

## Property Features

- Cottage Style Home
- Close To Bluewater Shopping Center
- Village Location
- Off Street Parking
- School In Walking Distance
- Transport Links & Motorway Access Close By
- Close To Beacon Wood Country Park



## Interior

**Entrance Porch:** Entrance door. Double glazed window to front.

**Lounge:** 3.48m x 3.28m (11'5" x 10'9") Double glazed window to front with fitted wooden shutters. Radiator with decorative cover. Feature fireplace with log burner. Wood flooring.

**Dining Room:** 3.48m x 2.97m (11'5" x 9'9") Double glazed door leading to rear garden. Built in storage cupboard. Laminate flooring.

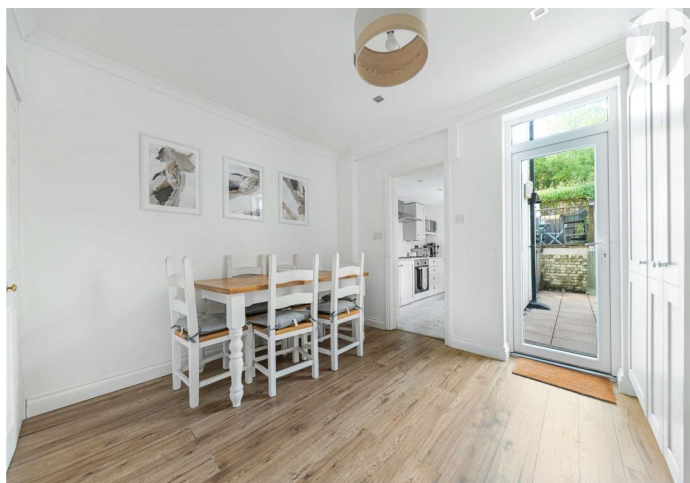
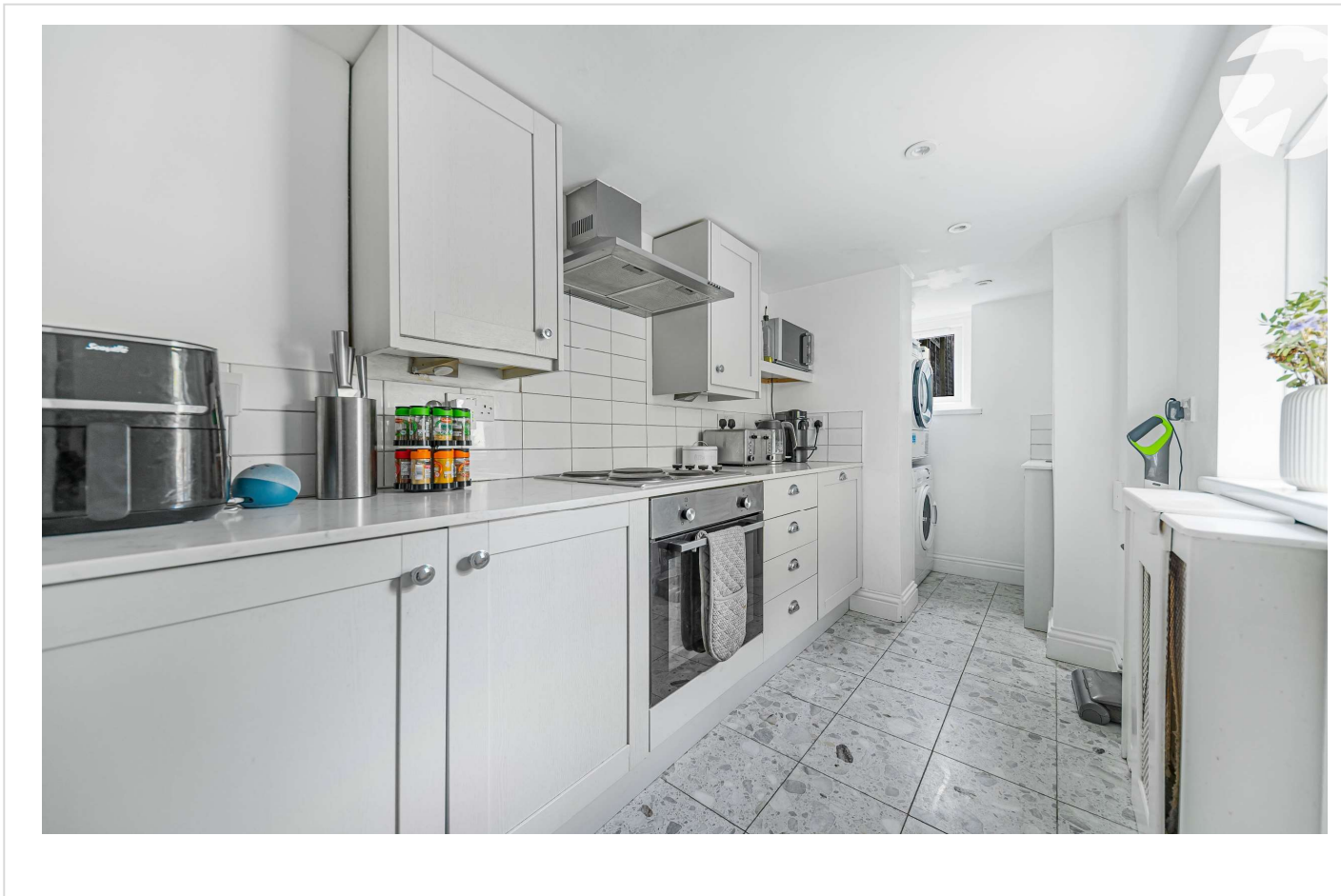
**Kitchen:** 2.72m x 1.78m (8'11" x 5'10") Double glazed window to side. Range of matching wall and base units with complimentary work surface over. Integrated electric oven, hob and extractor. Radiator. Spotlights. Part tiled walls. Tiled flooring.

**Utility Room:** 1.78m x 0.84m (5'10" x 2'9") Double glazed window to rear. Base units with complimentary work surface over. Sink. Space and plumbing for washing machine and tumble dryer. Part tiled walls. Spotlights. Tiled flooring.

**Bedroom One:** 3.48m x 3.28m (11'5" x 10'9") Double glazed window to front with fitted wooden shutters. Radiator with decorative cover. Storage cupboard. Carpet.

**Bedroom Two:** 3.07m x 2.54m (10'1" x 8'4") Double glazed window to rear. Radiator with decorative cover. Carpet.

**Bathroom:** 2.72m x 1.8m (8'11" x 5'11") Frosted double glazed window to rear. Low level WC. Vanity wash hand basin. Freestanding bath with shower attachment. Heated towel rail. Part tiled walls. Spotlights. Tiled flooring with under floor heating. Extractor fan.





## Exterior

Rear Garden: Paved patio area. Laid to lawn. Rear gated access.

Allocated parking bay.

## Additional Information

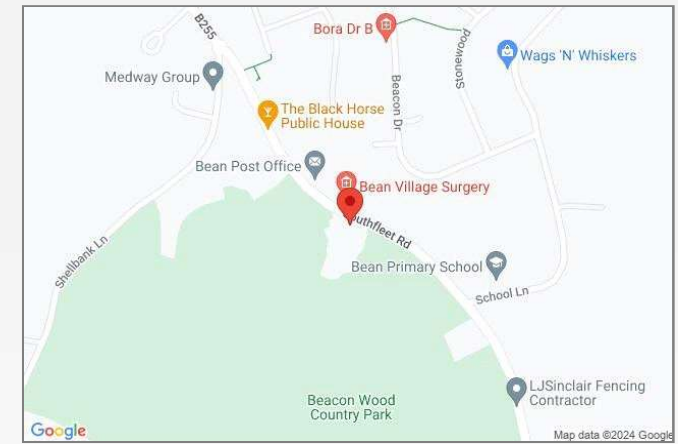
Dartford Borough Council - Tax Band C

Total floor area: 62 sq. metres

Hive Heating system installed

## Property Location

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FOR MORE INFORMATION  
CONTACT US TODAY.

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