



Hawthorne Close

Gravesend | Kent | DA12 5LD



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Gravesend, Kent, DA12 5LD

Guide Price £350,000 - £375,000

Freehold

Located in a quiet cul-de-sac location is this beautifully presented three-bedroom mid terrace residence with garage and parking to rear. Viewing advised.

Benefitting from:

- Total Square Footage: 1070.0 Sq. Ft.
- Beautifully Presented Throughout
- Cul-De-Sac Location
- Garage and Parking to Rear
- Available Residents Parking to Front
- Low Maintenance, Landscaped Front and Rear Gardens
- Brand New Bathroom
- New Boiler
- Stunning Kitchen with Integrated Appliances
- Viewing Recommended
- Council Tax: C
- EPC Rating: C



Accommodation

Porch: 1.9m x 1.42m (6'3" x 4'8") Double glazed sliding door to rear. Radiator. Tiled flooring. Sliding door into: -

Lounge: 5.16m x 4.2m (16'11" x 13'9") Double glazed bay window to front. Bespoke shutters to remain. Radiator. Stairs to first floor. Glass staircase rail. Carpet.

Kitchen: 5.1m x 3.66m (16'9" x 12') Double glazed window to rear. Double glazed French door to rear. Spotlights. Wall and base units with work surface over. Integrated oven, grill & microwave. Five ring gas hob with extractor fan over. Fridge freezer, washing machine, dishwasher and wine cooler. Ceramic sink and drainer unit with mixer tap over. Tiled backsplash. Breakfast bar seating. Inset cabinet lighting. Radiator. Tiled flooring.

First Floor Landing: 3.53m x 2.26m (11'7" x 7'5") Loft hatch housing combi boiler. Carpet. Doors to: -

Bedroom 1: 3.78m x 3.25m (12'5" x 10'8") Double glazed window to front with bespoke shutters to remain. Radiator. Spotlights. Carpet.

Bedroom 2: 4.24m x 2.77m (13'11" x 9'1") Double glazed window to rear with bespoke shutters to remain. Radiator. Spotlights. Carpet.

Bedroom 3: 2.67m x 2.26m (8'9" x 7'5") Double glazed window to rear with bespoke shutters to remain. Radiator. Carpet.

Bathroom: 2.8m x 1.88m (9'2" x 6'2") Double glazed frosted window to front. Suite comprising large glass shower with tiled surround. Vanity sink unit with storage under. Low level w.c. Wall mounted vanity mirror. Heated towel rail. Tiled walls. Tiled flooring.





Exterior

Front Garden: Indian sandstone patio.

Rear Garden: Approx. 25Ft: Patio area. Laid to lawn. Wooden pergola. Rear pedestrian access into garage.

Garage: To rear with space in front. Free for all to front - arrangement with neighbours.

Additional Information

With families flocking to Northfleet and Gravesend for excellent education, the town has some great facilities to match including: - Cascades Leisure Centre and the Cygnets Leisure Centre both for swimming, gym, classes and fitness training. There are numerous clubs and team sports throughout Northfleet & Gravesend including Ebbsfleet United Football Club, Gravesend Rugby Club and Gravesend Golf Centre.

Council Tax - C

EPC Rating - C

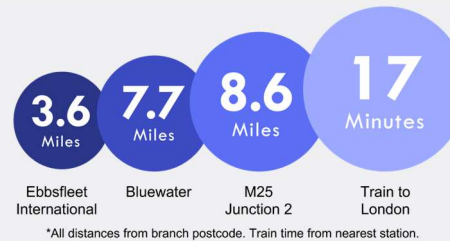




Important Notice

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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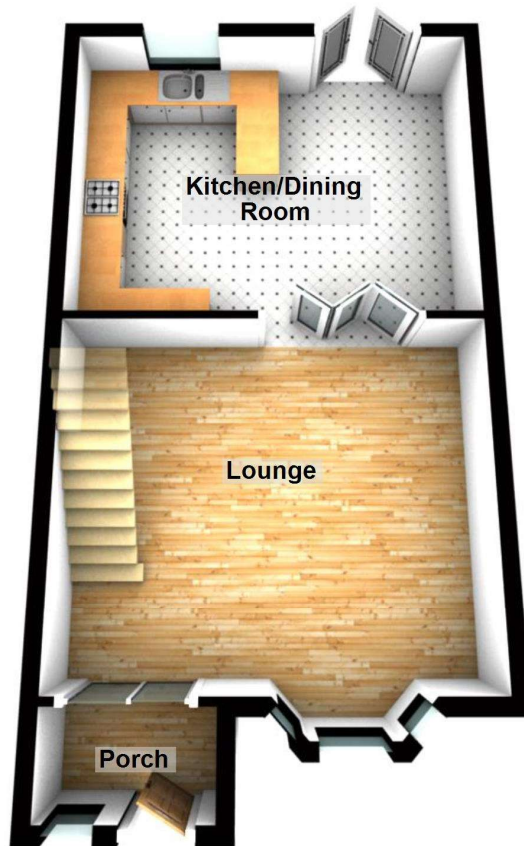
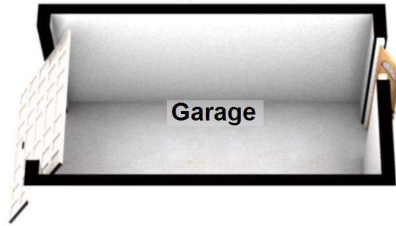


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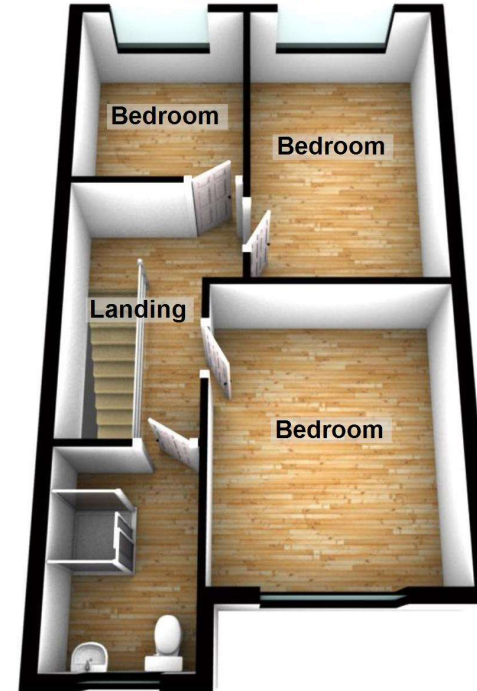
Ground Floor

Approx. 613.9 sq. feet



First Floor

Approx. 456.2 sq. feet



Total area: approx. 1070.0 sq. feet

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.

