

# LIVERMORES

THE ESTATE AGENTS

3 Bedrooms

House - Semi-Detached

Price Guide

£450,000

Located in

Dartford



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# 20 Derwent Close

Dartford DA1 2TT



GUIDE PRICE £450,000 - £475,000... Welcome to this charming three-bedroom semi-detached house located in the sought-after Derwent Close, Dartford. This property boasts two reception rooms, ideal for entertaining guests or simply relaxing with your family.

Situated in a popular cul-de-sac in the ever-desirable area of West Dartford, this home is perfect for those looking to settle in a family-friendly neighbourhood. With Dartford Grammar School catchment area nearby, this property is ideal for families with school-going children.

Convenience is key with this property, as it is within walking distance to both Dartford and Crayford stations, making commuting a breeze for professionals or those who enjoy exploring the city.

The house comes with a garage space, providing ample storage or parking options. Additionally, the beautiful private rear garden offers a tranquil space to unwind after a long day.

Don't miss out on the opportunity to make this lovely house your home in the heart of Dartford. Contact us today to arrange a viewing and experience the charm of this property for yourself.



# 20 Derwent Close

£450,000 Freehold



- GUIDE PRICE £450,000 - £475,000
- WEST DARTFORD
- WALKING DISTANCE TO DARTFORD & CRAYFORD STATION
- HUGE AMOUNTS OF POTENTIAL
- SIMILAR PROPERTIES REQUIRED
- THREE BEDROOM SEMI-DETACHED HOUSE
- DARTFORD GRAMMAR SCHOOL CATCHMENT AREA
- OFF-STREET PARKING
- BEAUTIFUL & PRIVATE GARDEN SPACE
- COUNCIL TAX BAND 'E', EPC RATING 'F'

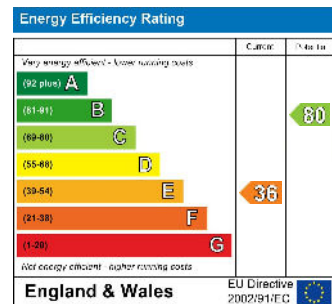




## Council Tax Band E

## Local Authority DARTFORD

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.



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