

# LIVERMORES

THE ESTATE AGENTS

4 Bedrooms

House - Semi-Detached

Price Guide

£525,000

Located in

Dartford



[www.livermores.co.uk](http://www.livermores.co.uk)



# 67 Bowmans Road

Dartford DA1 3QP



GUIDE PRICE £525,000 - £550,000... Nestled on Bowmans Road in Dartford, this charming semi-detached house offers a delightful blend of comfort and convenience. With four spacious bedrooms, this property is perfect for families seeking a welcoming home. The two reception rooms provide ample space for relaxation and entertaining, making it an ideal setting for both quiet evenings and lively gatherings.

One of the standout features of this residence is its location within the catchment area for esteemed grammar schools, ensuring that educational opportunities are readily accessible for your children. The property also boasts ample parking, a significant advantage in today's busy world.

Situated just half a mile from Crayford Station, commuting to London and beyond is both easy and efficient, making this home a perfect choice for professionals. Additionally, the lovely views onto the heath enhance the property's appeal, offering a serene backdrop for everyday life.

This semi-detached house on Bowmans Road is not just a place to live; it is a wonderful opportunity to create lasting memories in a vibrant community. Whether you are looking to settle down or invest, this property is sure to meet your needs. Don't miss the chance to make this lovely house your new home.

LIVERMORES



# 67 Bowmans Road

£525,000 Freehold



- GUIDE PRICE £525,000 - £550,000
- DARTFORD GRAMMAR SCHOOL CATCHMENT AREA
- DOWNSTAIRS CLOAKROOM
- LARGE DRIVEWAY WITH GARAGE SPACE
- SIMILAR PROPERTIES REQUIRED
- FOUR BEDROOM SEMI-DETACHED HOUSE
- WITHIN WALKING DISTANCE OF CRAYFORD STATION
- SEPERATE KITCHEN, LOUNGE AND DINING AREA
- POTENTIAL TO EXTEND (STPP)
- COUNCIL TAX BAND 'E', EPC RATING 'C'





GROSS INTERNAL AREA  
1076.39 sq ft. (100 sq m.) approx.

Bowmans Road Dartford DA1 3QP

This plan serves solely as a layout guide, and no liability is assumed for errors, omissions, or inaccuracies. It was developed in accordance with the RICS Code of Measuring Practice. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are estimated and measured internally. For accurate measurements, please consult a certified architect or surveyor prior to making any decisions based on this plan.

[www.airvideography.com](http://www.airvideography.com)

## 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.

Energy Efficiency Rating		Current	Target
Very energy efficient - lowest running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

1 Hythe Street  
Dartford  
Kent  
DA1 1BE



[dartford@livermores.co.uk](mailto:dartford@livermores.co.uk)  
01322 228090  
[www.livermores.co.uk](http://www.livermores.co.uk)