

LIVERMORES

THE ESTATE AGENTS

3 Bedrooms

House - Terraced

Offers In The Region Of

£385,000

Located in

Dartford



www.livermores.co.uk



10 Grosvenor Crescent

Dartford DA1 5AP



Nestled in the charming area of Grosvenor Crescent, Dartford, this delightful terraced house presents an excellent opportunity for families and first-time buyers alike. The property boasts a well-proportioned reception room, perfect for entertaining guests or enjoying quiet evenings with loved ones.

With three spacious bedrooms, there is ample room for relaxation and personal space, making it an ideal home for those seeking comfort and convenience. The single bathroom is thoughtfully designed, catering to the needs of a busy household while ensuring a tranquil retreat at the end of the day.

Furthermore, the property is being sold CHAIN FREE!

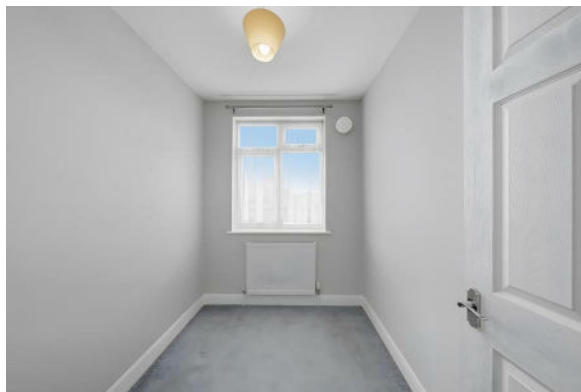
The location of this property is particularly appealing, offering easy access to local amenities, schools, and transport links, which makes commuting a breeze. The surrounding area is known for its friendly community atmosphere, providing a welcoming environment for families and individuals alike.

This terraced house on Grosvenor Crescent is not just a place to live; it is a place to create lasting memories. With its blend of practicality and charm, this property is sure to attract those looking for a comfortable and inviting home in Dartford. Do not miss the chance to make this lovely house your own.



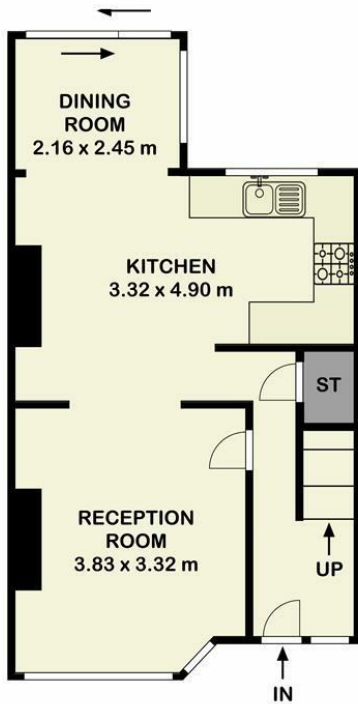
10 Grosvenor Crescent

£385,000 Freehold

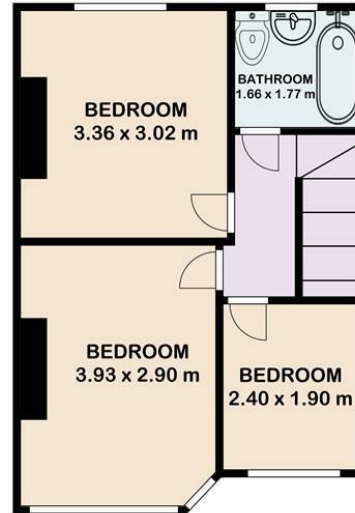


- OFFERS IN THE REGION OF £385,000
- DARTFORD GRAMMAR SCHOOL CATCHMENT AREA
- GREAT LOCATION FOR DARTFORD STATION
- 'GOOD' & 'OUTSTANDING' OFSTED RATED LOCAL PRIMARY SCHOOLS
- SIMILAR PROPERTIES REQUIRED
- THREE BEDROOM TERRACED HOUSE
- FRONT & REAR GARDEN SPACE
- CHAIN FREE!
- SPACIOUS LOUNGE & DINING AREA
- COUNCIL TAX BAND 'C', EPC RATING 'D'





Ground Floor



First Floor

Grosvenor Crescent, Dartford, DA1 5AP

The plan is intended solely as a layout guide, and no liability is assumed for any errors, omissions, or inaccuracies. It does not constitute, in whole or in part, an offer or contract. Any intending purchaser or lessee should satisfy themselves, through inspection searches, enquiries, and a full survey, as to the accuracy of the information provided. All areas, measurements, shapes, compass bearing and distances are approximate and should not be relied upon for valuation purposes or as the basis of any sale or letting. No guarantee is provided regarding the total area, which may include areas with restricted head height. All measurements are taken at the widest points, internally, unless otherwise stated. May not be to scale. www.airvideography.com

Council Tax Band C

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)	A		
(81-91)	B		83
(69-80)	C	65	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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