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117 Lower Higham Road, Gravesend, DA12 2NQ

Offers In The Region Of £290,000

Property Images



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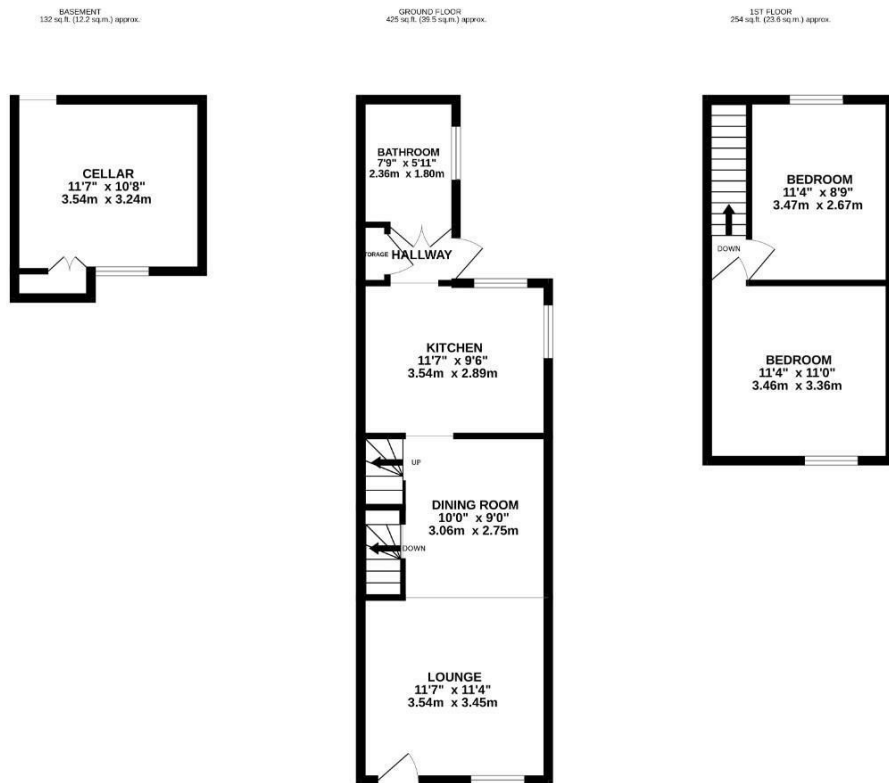
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TOTAL FLOOR AREA : 811 sq.ft. (75.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			79
(55-68) D	60		
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

Map



Details

Type: House - End Terrace Beds: 2 Bathrooms: 1 Receptions: 2
Tenure: Freehold

A well-presented two-bedroom end of terrace home, ideally situated on Lower Higham Road in the sought-after village of Chalk. This charming property offers a blend of comfort and practicality, making it an excellent choice for first-time buyers, small families, or investors alike.

The ground floor features a bright and spacious living room, providing a welcoming space for relaxation and entertaining with room for a dining area. The kitchen offers ample storage and workspace, and access to the garden. A contemporary family bathroom completes the ground floor.

There is also the added bonus of a cellar which is currently used as storage but can have a variety of uses dependable on your needs.

Upstairs, the property boasts two well-proportioned bedrooms, including a generous principal bedroom and a versatile second room ideal as a guest bedroom, nursery, or home office.

Externally, the home benefits from a private rear garden, perfect for outdoor dining or enjoying warmer months, along with side access typical of end terrace properties.

Conveniently located, the property offers easy access to local amenities, reputable schools, and transport links, including nearby rail connections and road routes into Gravesend and beyond.

This delightful home combines a desirable location with comfortable living space, early viewing is highly recommended.

Features

- END OF TERRACE • TWO BEDROOMS • IDEAL FIRST-TIME PURCHASE • CLOSE TO LOCAL SHOPS AND AMENITIES • WELL PRESENTED • VILLAGE LOCATION • CELLAR • EPC RATING- D