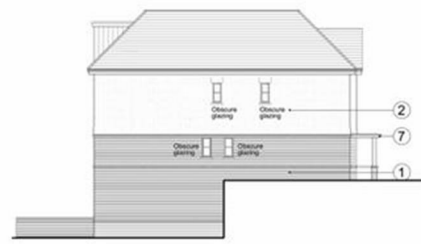




30.0m AOD

Proposed Front Elevation



30.0m AOD

Proposed Side Elevation

PROPOSED ELEVATIONS ONLY  
ANY DISCREPANCIES BETWEEN DRAWINGS, SPECIFICATIONS AND SITE CONDITIONS MUST BE BROUGHT TO THE ATTENTION OF THE SUPERVISING OFFICER.  
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REVISIONS		
Date	Rev	Description
September 2021	1	Final Issue
03-02-2022	A	Front lay removed

- Masterial Key:**
1. Multi-red, sand faced, stock brick
  2. Off-white render
  3. Oak colour timber
  4. Red plain tile roof
  5. Brick course detailing
  6. Flat roof dormer window in lead grey
  7. Standing seam flat porch - Grey to match dormer windows

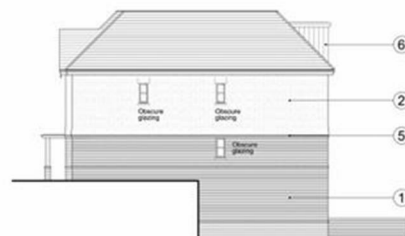
93 Barnehurst Avenue

Proposed Elevations		
Date	Rev	Description
21-10	1	DEC
1-100 @ A1 (1:200 @ A3)		2021



30.0m AOD

Proposed Rear Elevation



30.0m AOD

Proposed Side Elevation

## Barnehurst Avenue

Bexleyheath, DA7 6QD

Price Range £650,000



- GREAT DEVELOPMENT OPPORTUNITY
- Chain free
- Great size plot
- Full details on Bexley planning portal
- Floor Area: 825 sq ft

- Planning permission granted to build 5 flats
- Detached bungalow - lapsed planning for detached family home
- Easy access to local schools, shops & transport
- Call Hunters to view
- EPC Rating: D

# Barnehurst Avenue

Bexleyheath, DA7 6QD

Price Range £650,000



**\*\* DEVELOPEMENT OPPORTUNITY \*\***

**\*\* PRICE RANGE £650,000 - £700,000 \*\***

Nestled in the sought-after Barnehurst Avenue in Bexleyheath, this charming detached bungalow presents a unique opportunity for those with a keen eye for development.

The standout feature of this property is the exciting development potential it holds. With planning permission already granted to replace the current bungalow with 5 modern flats, the possibilities are endless. The future flats would undoubtedly be highly desirable given the prime location and the property's advantageous position.

If you're intrigued by the prospect of transforming this property into a lucrative investment, the detailed plans can be accessed on the Bexley planning portal. Don't miss out on this exceptional opportunity - contact Hunters today to arrange a viewing and explore the endless possibilities that this property has to offer.

# Barnehurst Avenue, Bexleyheath, DA7

Approximate Area = 825 sq ft / 76.6 sq m (excludes garage)

For identification only - Not to scale



**Garden**  
Approximate  
100' (30.48)  
x 41' (12.50)

**Conservatory**  
12'6 (3.81)  
x 11'7 (3.53) max

**Kitchen**  
12'7 (3.84)  
x 8'3 (2.51)

**Reception Room**  
13'10 (4.22)  
x 12'5 (3.78)

**Garage**  
Not Measured

**Bedroom 2**  
10'10 (3.30)  
x 10'10 (3.30) max

**Bedroom 1**  
14' (4.27) into bay  
x 10'9 (3.28) max

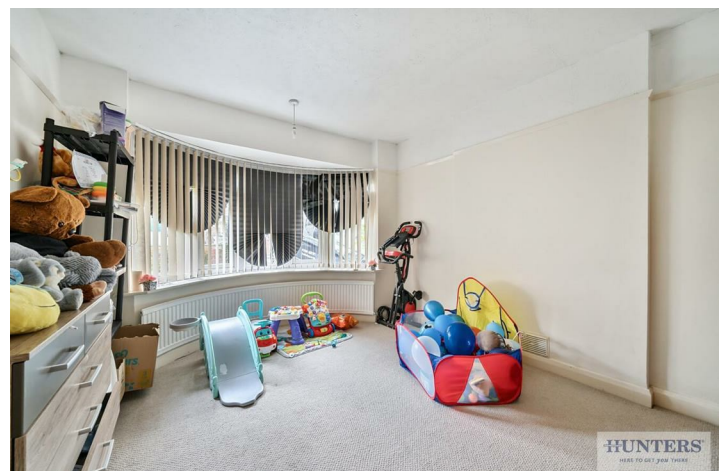
**GROUND FLOOR**



**Certified  
Property  
Measurer**

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Hunters Kent Ltd - Abbeywood & Bexleyheath. REF: 1192733





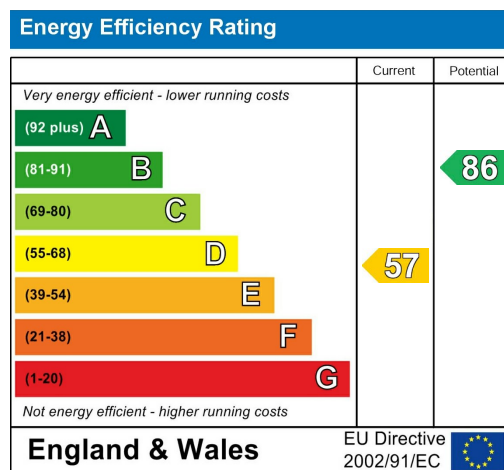








## Energy Efficiency Graph

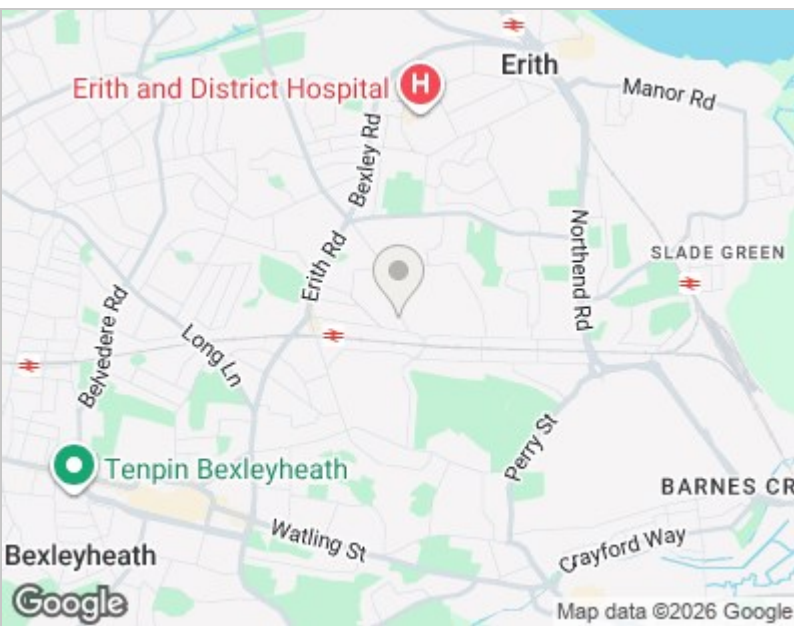


## Viewing

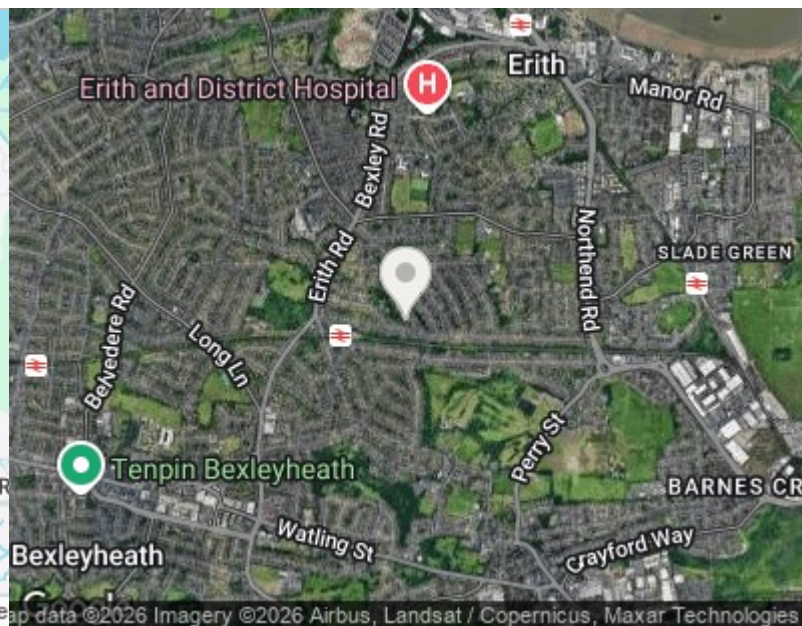
Please contact our Hunters Bexleyheath Office on 01322 318100 if you wish to arrange a viewing appointment for this property or require further information.



Road Map



Hybrid Map





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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