



## St. Audrey Avenue

Bexleyheath, DA7 5BX

Asking Price £635,000



- Very well presented inside & out
- Sought after location
- First floor & ground floor shower rooms
- Conservatory & low maintenance rear garden
- Floor Area: 1586 total sq ft
- Extended DETACHED bungalow
- Four DOUBLE bedrooms
- Large lounge & kitchen/diner
- Call Hunters to view
- EPC Rating: D

# St. Audrey Avenue

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Nestled in the desirable St. Audrey Avenue, Bexleyheath, this immaculately presented detached bungalow offers a perfect blend of comfort and convenience. Spanning an impressive 1,586 square feet, the property boasts three spacious receptions, making it ideal for both relaxation and entertaining.

The ground floor features two generously sized double bedrooms, a large lounge that seamlessly connects to a delightful conservatory, and a well-appointed kitchen/dining room, perfect for family gatherings. Additionally, a good-sized shower room completes this level, ensuring practicality for everyday living. Ascending to the first floor, you will find two further double bedrooms, accompanied by another shower room, providing ample space for family or guests.

The exterior of the property is equally appealing, with parking available for up to three vehicles, a significant advantage in this sought-after area. The low-maintenance rear garden offers a tranquil outdoor space, perfect for enjoying sunny afternoons or hosting barbecues with friends and family.

This bungalow is ideally situated, providing excellent access to local schools, shops, and transport links, making it a fantastic choice for families and commuters alike. With its thoughtful layout and prime location, this property is a must-see. We invite you to call Hunters to arrange a viewing and discover the charm of this splendid home for yourself.

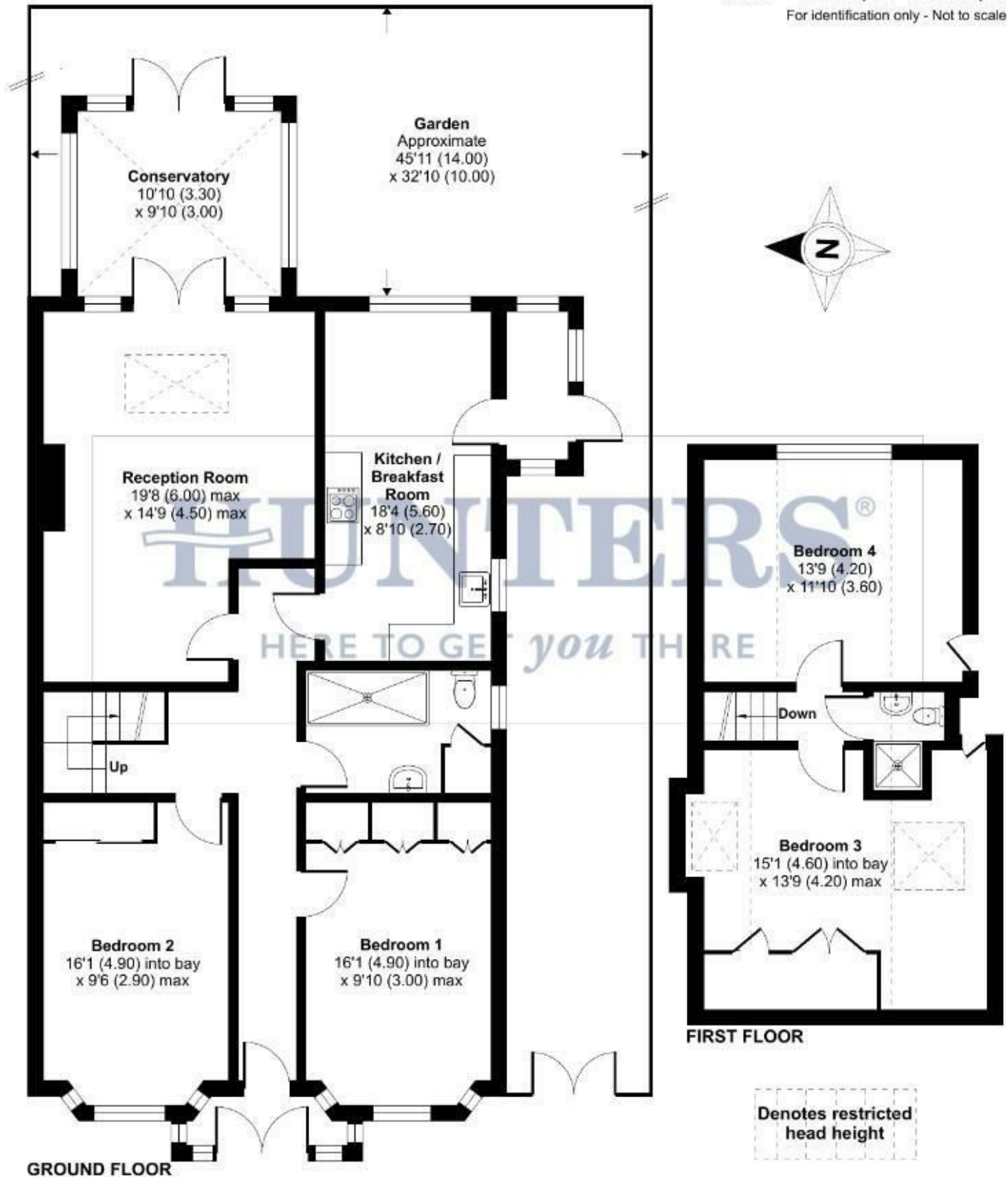
# St. Audrey Avenue, Bexleyheath, DA7

Approximate Area = 1384 sq ft / 128.5 sq m

Limited Use Area(s) = 202 sq ft / 18.7 sq m

Total = 1586 sq ft / 147.2 sq m

For identification only - Not to scale

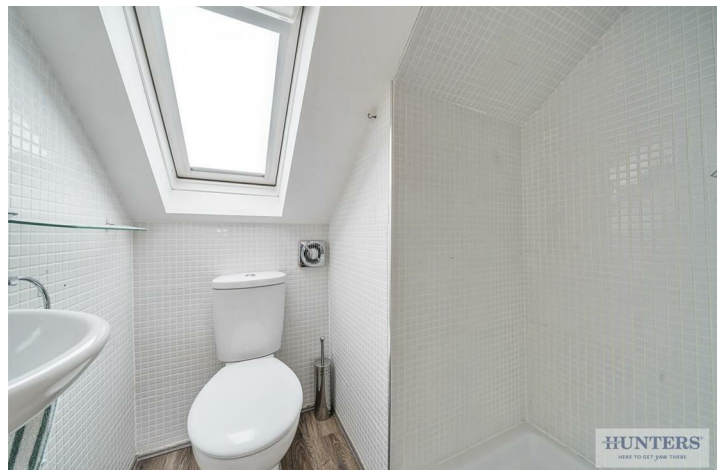


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). ©richcom 2025. Produced for Hunters Kent Ltd - Abbeywood & Bexleyheath. REF: 1327493



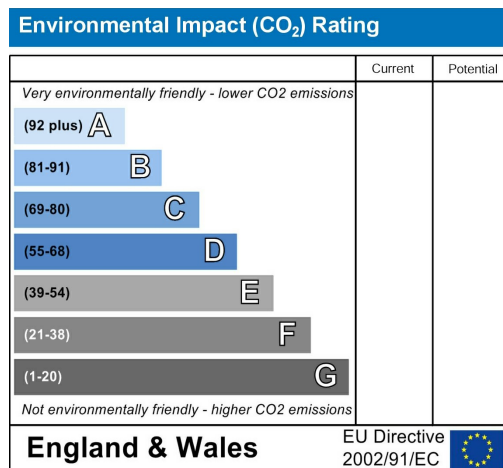
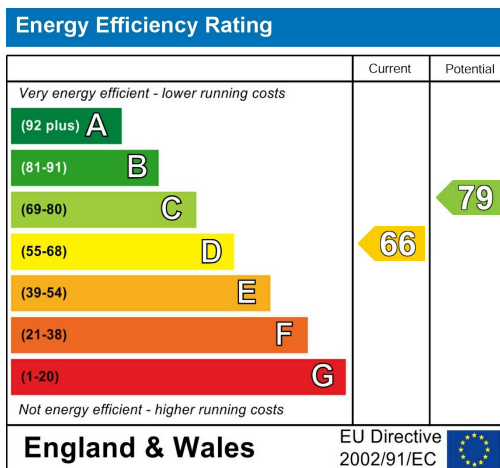








## Energy Efficiency Graph

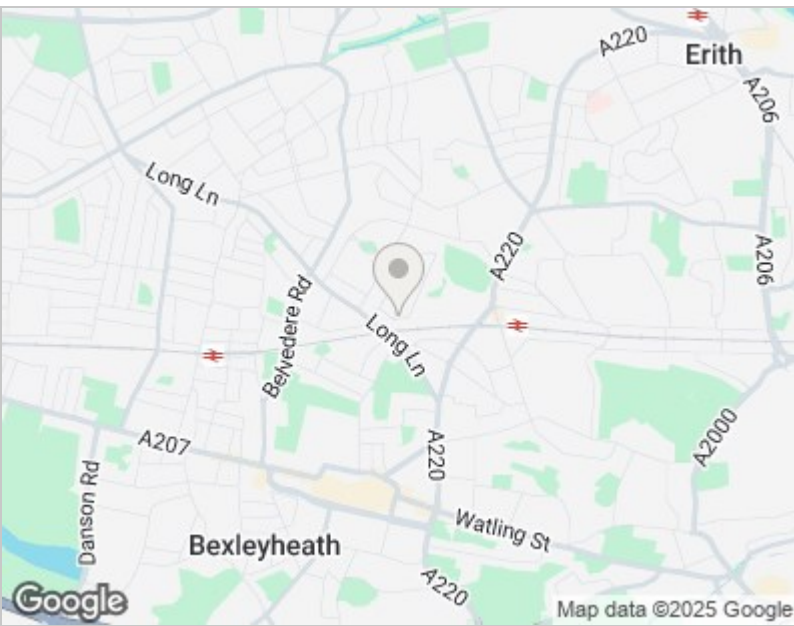


## Viewing

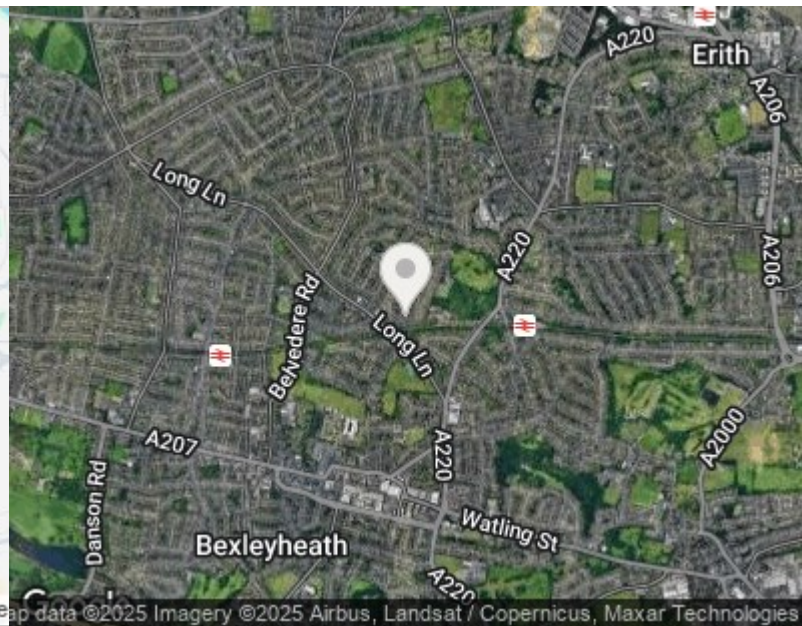
Please contact our Hunters Bexleyheath Office on 01322 318100 if you wish to arrange a viewing appointment for this property or require further information.



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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