



## Park Crescent Road, Erith

- Chain free
- Attractive home
- Three bedrooms
- Good size garage
- Floor Area: tbc
- Recently refurbished
- Stunning front & rear gardens
- Modern kitchen & bathroom
- Call Hunters to view
- EPC Rating: D

**Guide Price £500,000**

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# Park Crescent Road, Erith

## DESCRIPTION

Hunters estate agents are delighted to offer to the market, this attractive, CHAIN FREE DETACHED bungalow which has recently been refurbished allowing the next lucky owner to simply move in, unpack and to relax in their new home!

The property is located on Park Crescent which is a popular, quiet residential road giving great access to local schools, shops and transport including being within walking distance to Erith train station, from here you are just 2 stops away from the new Elizabeth line, making it a commuters dream!

The accommodation on offer comprises of an entrance porch which then leads in to the spacious, open plan lounge/dining room, from here you can access all of the rooms which consists of THREE BEDROOMS and a modern kitchen and bathroom.

From the kitchen you can access the stunning rear garden, this is a very private area which isn't looked over making this the perfect place to enjoy those sunny days!

To the front there is off road parking and a good size garage.

I'm sure you will agree that the property looks great and being that there is no inward chain it will make the buying process that much easier.

Don't delay, call HUNTERS today to arrange your viewing!



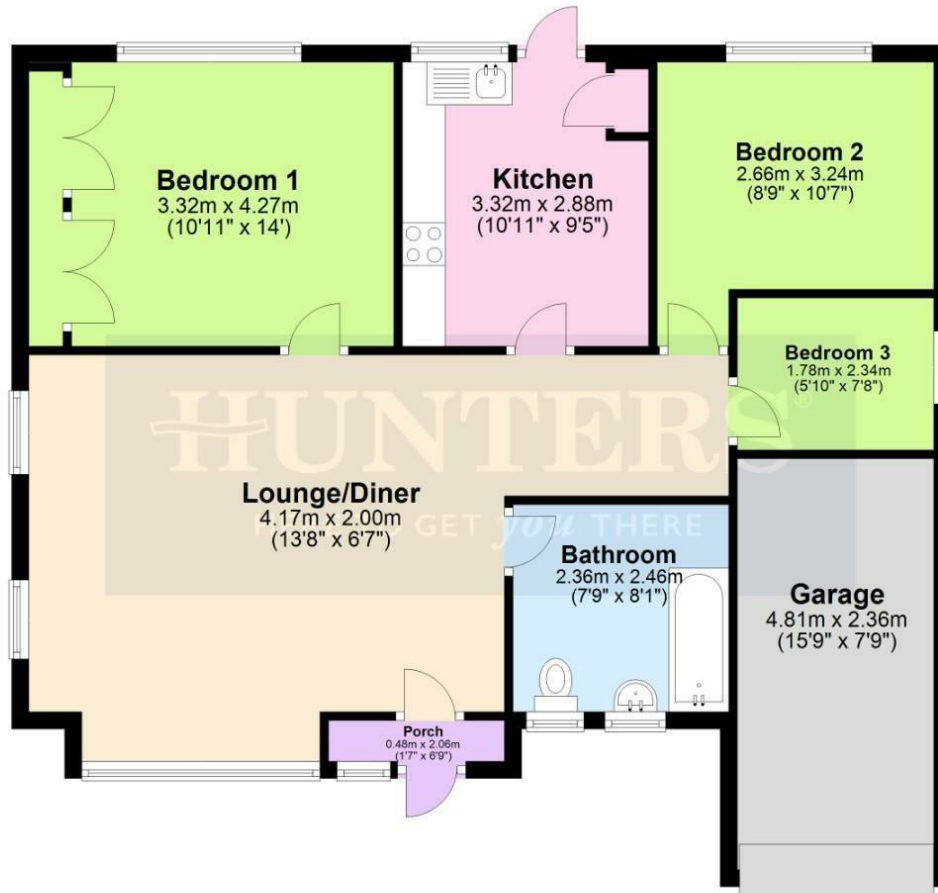






## Ground Floor

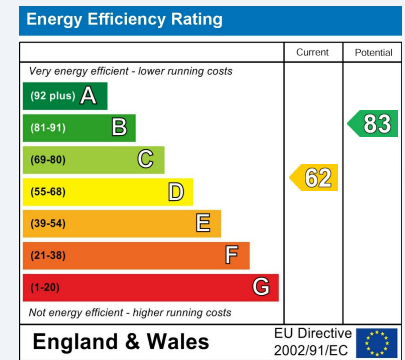
Approx. 87.5 sq. metres (941.5 sq. feet)



Total area: approx. 87.5 sq. metres (941.5 sq. feet)

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.

## 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.

67 Mayplace Road East, Bexleyheath, DA7 6EA  
Tel: 01322 318100 Email:  
bexleyheath@hunters.com <https://www.hunters.com>



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