



## Bramble Croft

Erith, DA8 1BX

Offers Over £425,000



- Erith/Belvedere borders
- Spacious accommodation
- Open plan lounge/dining room
- Well presented
- Floor Area: 1243 total sq ft

- Backing on to Franks Park giving lovely views
- Three/four bedrooms
- Integral garage & off road parking
- Call Hunters to view
- EPC Rating: C

# Bramble Croft

Erith, DA8 1BX

Offers Over £425,000



Nestled in the charming Bramble Croft of Erith, this terraced house offers a delightful living experience. The property boasts a generous layout providing ample space for comfortable living.

Situated on the Erith/Belvedere borders, the house enjoys a picturesque backdrop, backing onto Franks Park, offering serene views and a tranquil ambiance. The open plan lounge/diner, kitchen, and versatile fourth bedroom or second reception room, perfect for a study, grace the ground floor. Upstairs, three well-proportioned bedrooms await, along with a bathroom and separate WC.

Outside, a nice-sized rear garden provides a lovely outdoor retreat, while off-road parking and an integral garage cater to your convenience. This property truly offers great value for money, presenting a fantastic opportunity for those seeking a spacious and well-located home.

Don't miss the chance to explore this wonderful property further. Contact Hunters today to arrange a viewing and envision the possibilities that this charming house in Erith has to offer.

# Bramble Croft, Erith, DA8

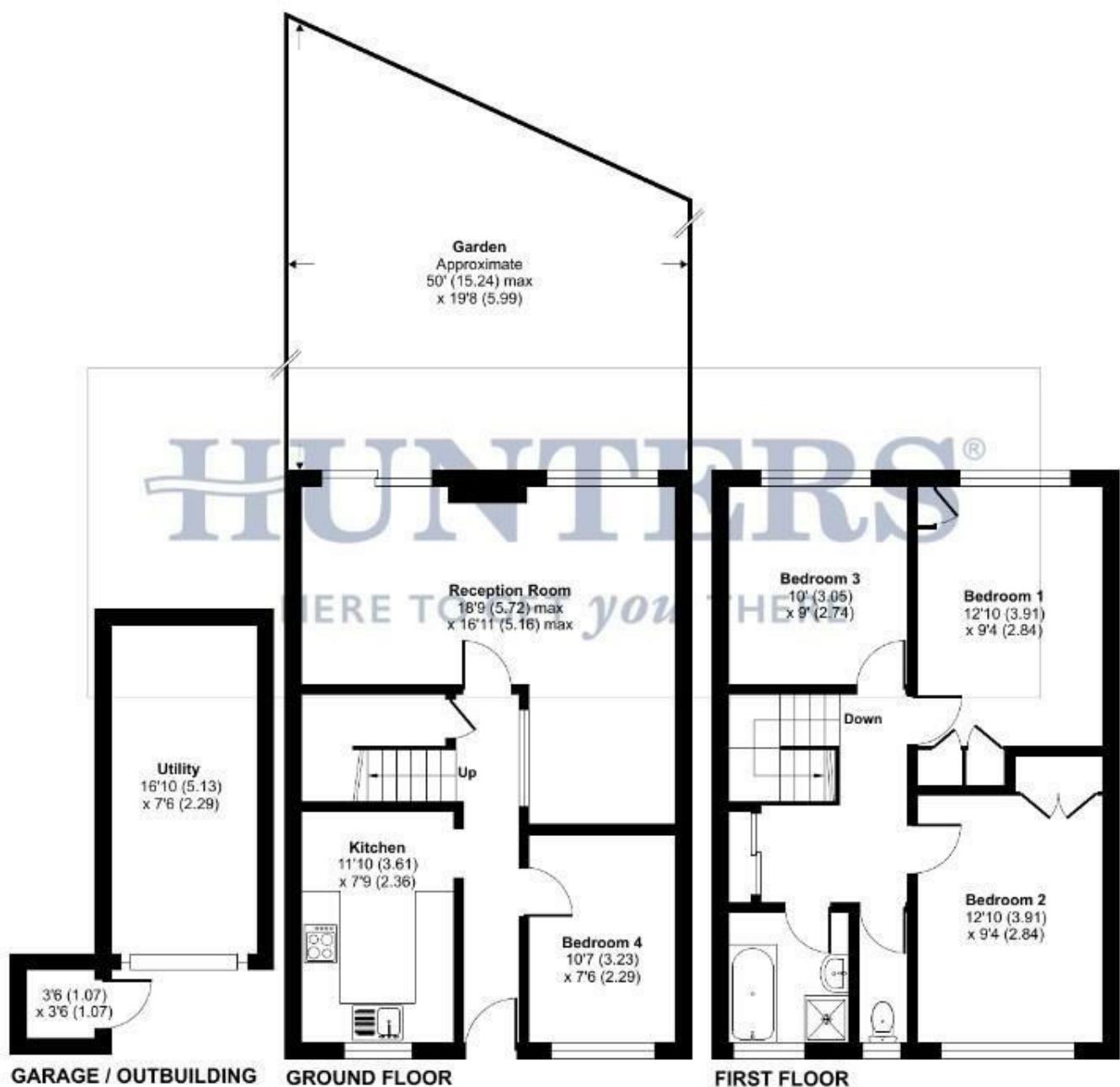
Approximate Area = 1105 sq ft / 102.6 sq m

Garage = 126 sq ft / 11.7 sq m

Outbuilding = 12 sq ft / 1.1 sq m

Total = 1243 sq ft / 115.4 sq m

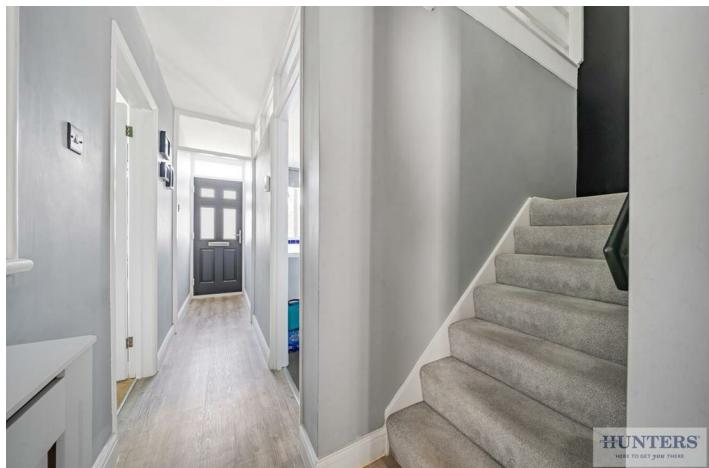
For identification only - Not to scale



Certified  
Property  
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2024.  
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Tel: 01322 318100



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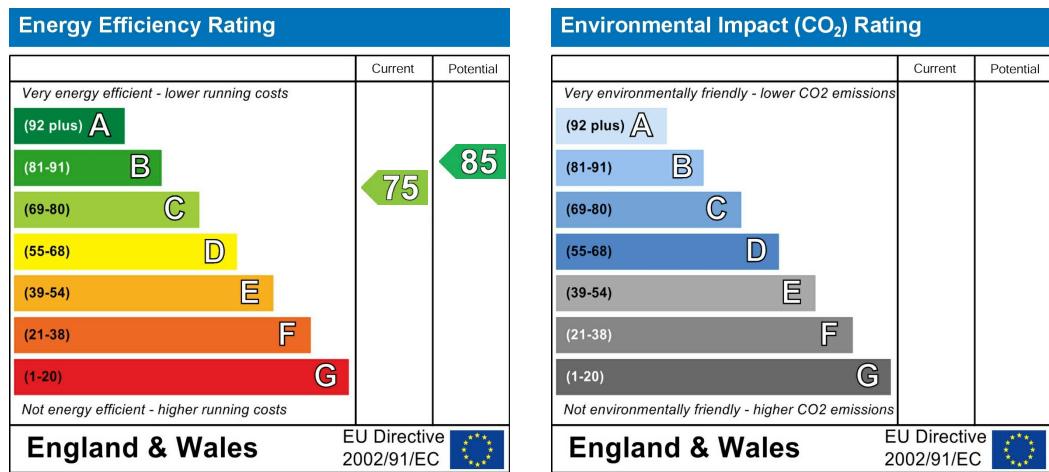


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HERE TO GET YOU THERE

## 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



Tel: 01322 318100



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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