



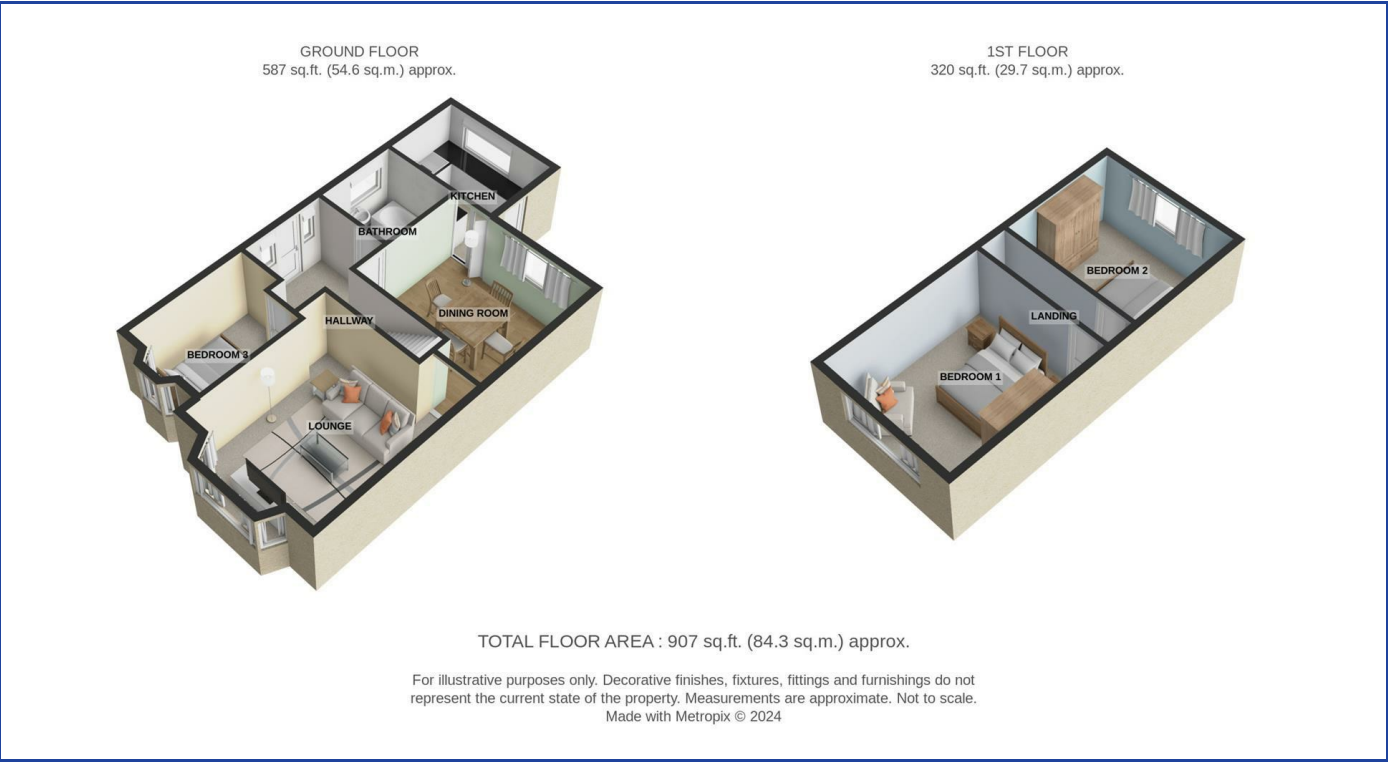
Long Lane, Bexleyheath
£500,000 Freehold



Parris Residential are delighted to offer this lovely three-bedroom semi-detached chalet house with a beautiful 115' approx rear garden, detached garage, and long driveway located near to the local shops on Long Lane and Belmont Primary School. The property is very well presented and benefits from having double-glazed windows and a gas central heating system. The rear garden is picture postcard pretty with lots of lovely flowers and shrubs to enjoy all year round. Due to the size of the plot, there is ample room to extend subject to planning permission. Your inspection is highly recommended.

AWAITING EPC - COUNCIL BAND E





Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC	England & Wales		EU Directive 2002/91/EC



These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of any contract. Great care is taken when measuring but measurements should not always be relied upon for ordering carpets, equipment etc. Parris Residential have not tested any included equipment or central heating system checked mentioned in these particulars and purchasers are advised to satisfy themselves as to their working order and condition. Where floor plans are shown they are for illustration and guidance purposes only.



entrance hall 7'4 x 6'9 (2.24m x 2.06m)

lounge 15'4 inc bay x 11'9 (4.67m inc bay x 3.58m)

dining room 10'4 x 12'8 (3.15m x 3.86m)

kitchen 10'3 x 7'0 (3.12m x 2.13m)

bathroom (ground floor) 7'0 x 6'8 (2.13m x 2.03m)

bedroom three (Ground Floor) 12'4 inc bay x 7'7 (3.76m inc bay x 2.31m)

landing

bedroom one 14'1 x 11'9 (4.29m x 3.58m)

bedroom two 11'9 x 10'4 (3.58m x 3.15m)

rear garden 115' approx (35.05m approx)

detached garage 19'4 x 9'4 (5.89m x 2.84m)

driveway for several vehicles

