

# LIVERMORES

THE ESTATE AGENTS

3 Bedrooms

House - Terraced

Offers In The Region Of

£340,000

Located in

Dartford



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# 248 Lowfield Street

Dartford DA1 1LH



OFFERS IN THE REGION OF £340,000... Nestled in the heart of Dartford, this charming three-bedroom terraced house on Lowfield Street offers an ideal family home. Situated within the highly sought-after Dartford Grammar School catchment area, this property is perfect for families seeking quality education for their children.

As you enter, you are welcomed into a spacious reception room that provides a warm and inviting atmosphere, perfect for both relaxation and entertaining. The house boasts three generously sized double bedrooms, ensuring ample space for family members or guests. The layout is practical and functional, making it easy to adapt to your lifestyle needs.

The property also features a lean-to, which can serve as a versatile space for storage or a small utility area, enhancing the overall functionality of the home.

Location is key, and this house does not disappoint. It is conveniently located within walking distance of Dartford town centre, where you can enjoy a variety of shops, cafes, and amenities. Additionally, the nearby train station offers excellent transport links, making commuting to London and other areas straightforward and efficient.

This terraced house presents a wonderful opportunity for those looking to settle in a vibrant community with access to quality schooling and convenient transport options. Whether you are a first-time buyer or seeking a family home, this property is well worth a visit.





# 248 Lowfield Street

£340,000 Freehold



- OFFERS IN THE REGION OF £340,000
- DARTFORD GRAMMAR SCHOOL CATCHMENT AREA
- WALKING DISTANCE FROM DARTFORD TRAIN STATION
- DOUBLE GLAZING AND GAS CENTRAL HEATING
- SIMILAR PROPERTIES REQUIRED
- THREE BEDROOM TERRACED FAMILY HOUSE
- WALKING DISTANCE FROM TOWN CENTRE
- LEAN TO
- OPEN LOUNGE & DINING SPACE
- EPC RATING 'D' COUNCIL TAX 'C'







GROUND FLOOR

1ST FLOOR

GROSS INTERNAL AREA  
839.58 sq ft. (78 sq m.) approx.

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This plan serves solely as a layout guide, and no liability is assumed for errors, omissions, or inaccuracies. It was developed in accordance with the RICS Code of Measuring Practice. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are estimated and measured internally. For accurate measurements, please consult a certified architect or surveyor prior to making any decisions based on this plan.

[www.airvideography.com](http://www.airvideography.com)

## Council Tax Band C

## Local Authority DARTFORD

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		83
(69-80) <b>C</b>		
(55-68) <b>D</b>	64	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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