

LIVERMORES

THE ESTATE AGENTS

1 Bedrooms

House - Semi-Detached

Price Guide

£270,000

Located in

Greenhithe



www.livermores.co.uk



1B Trivett Close

Greenhithe DA9 9PL



GUIDE PRICE £270,000 - 280,000... Nestled in the serene Trivett Close, Greenhithe, this charming semi-detached house presents an excellent opportunity for first-time buyers. The property is well-maintained and situated in a peaceful neighbourhood, making it an ideal retreat from the hustle and bustle of daily life.

Upon entering, you will find a spacious and inviting open-plan layout that seamlessly combines comfort and functionality. The single reception room offers a tranquil space, complete with a lovely view to a well-kept garden, perfect for enjoying those warm summer evenings. The recently refurbished kitchen is equipped with modern appliances and features a dining area, making it a delightful spot for both cooking and entertaining.

The property boasts one generously sized double bedroom, complete with fitted wardrobes, providing ample storage space. The modern bathroom is tastefully designed, ensuring convenience and comfort for its occupants.

In addition to its appealing interior, this home benefits from dedicated parking, a rare find in such a central location. With superb local amenities and excellent public transport links, including a short walk to Greenhithe Station and the renowned Bluewater Shopping Centre, this property truly offers the best of both worlds.

This semi-detached house is presented in good condition and is chain-free, making it a perfect choice for those looking to make their first step onto the property ladder. Don't miss the chance to view this delightful home that combines modern living with a peaceful setting.



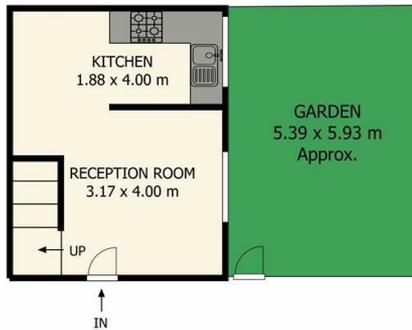
1B Trivett Close

£270,000 Freehold

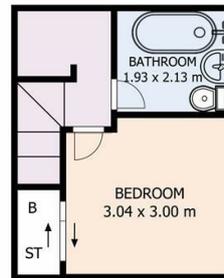


- GUIDE PRICE £270,000 - £280,000
- CHAIN FREE!
- STUDY & FIRST FLOOR BATHROOM
- WALKING DISTANCE TO GREENHITHE STATION
- SIMILAR PROPERTIES REQUIRED
- ONE BEDROOM HOUSE
- RECENTLY RENNOVATED
- ALLOCATED PARKING SPACE
- GARDEN SPACE
- COUNCIL TAX BAND 'C', EPC RATING 'D'





Ground Floor



First Floor

Trivett Cl Dartford, Greenhithe DA9 9PL

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 approximate and measured internally. All measurements have been taken at the widest points unless otherwise stated. The first measurement provided refers to the vertical wall. For accurate measurement please consult a certified architect or surveyor prior to making any decisions based on this plan.

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) A		
(81-91) B		81
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

1 Hythe Street

Dartford

Kent

DA1 1BE

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dartford@livermores.co.uk

01322 228090

www.livermores.co.uk