

**LIVERMORES**  
THE ESTATE AGENTS

4 Bedrooms

House - Detached

£525,000

Located in

Dartford



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# 19 Windermere Close

Dartford Kent DA1 2TX



WEST DARTFORD \* £525,000 TO £550,000 \* SUPERB CUL DE SAC  
LOCATION \* 4 BEDROOM DETACHED FAMILY HOME \* BOTH  
DARTFORD AND WILMINGTON GRAMMAR SCHOOLS CATCHMENT\* 2  
RECEPTION ROOMS \* GROUND FLOOR SHOWER ROOM AND W/C \*  
FIRST FLOOR BATHROOM \* LARGE DRIVE \* GARAGE \* NO ONWARD  
CHAIN \* QUIET LOCATION \* A SHORT WALK TO DARTFORD HEATH \*  
EXCELLENT ACCESS TO BOTH THE A2 AND M25 \* VIEWING HIGHLY  
RECOMMENDED

# 19 Windermere Close

£525,000 Freehold



- GUIDE PRICE £525,000 TO £550,000
- 4 BEDROOM DETACHED
- GROUND FLOOR SHOWER ROOM
- 2 RECEPTION ROOMS
- SIMILAR PROPERTIES REQUIRED
- GRAMMAR SCHOOL CATCHMENT
- CUL DE SAC LOCATION
- FIRST FLOOR BATHROOM
- OFF ROAD PARKING
- EPC RATING 'C' COUNCIL TAX BAND 'E'



## Council Tax Band E

## 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>                            |                         | 82        |
| (69-80) <b>C</b>                            | 69                      |           |
| (55-68) <b>D</b>                            |                         |           |
| (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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