

**LIVERMORES**  
THE ESTATE AGENTS

3 Bedrooms

House - Terraced

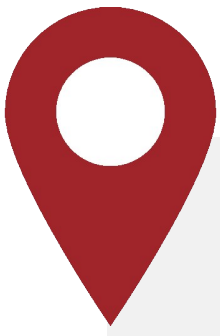
£370,000

Located in

Dartford



[www.livermores.co.uk](http://www.livermores.co.uk)



# 33 Priory Hill

Dartford Kent DA1 2BD



O.I.E.O £370,000 Situated in the heart of Dartford within a half a mile walk of both Dartford Mainline Station and High Street this 3 bedroom mid terrace family home is offered to the market with NO ONWARD CHAIN with off street parking to the front. On the ground floor there are two reception rooms and a kitchen with 3 bedrooms and a bathroom to the first floor. Ideally located two thirds of a mile from the highly sought after DARTFORD GRAMMAR SCHOOLS and excellent primary schools this property would make an ideal home for families, but with it's town centre location it would also make a great investment. With fantastic views from the rear garden and it's proximity to excellent schools and town centre, A VIEWING IS HIGHLY RECOMMENDED.



# 33 Priory Hill

£370,000 Freehold




- TOWN CENTRE LOCATION
- 3 BEDROOM TERRACE
- FIRST FLOOR BATHROOM
- OFF ROAD PARKING
- EXCELLENT FIRST TIME BUY
- GRAMMAR SCHOOL CATCHMENT
- 2 RECEPTION ROOMS
- FANTASTIC VIEWS TO REAR
- NO CHAIN
- EPC RATING C COUNCIL TAX BAND C

## 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>		<b>90</b>
(69-80) <b>C</b>	<b>69</b>	
(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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