

LIVERMORES

THE ESTATE AGENTS

4 Bedrooms

House - Detached

Price Guide

£625,000

Located in

Dartford



www.livermores.co.uk



35 Moore Close

Dartford DA2 6NN



Situated on a desirable corner plot within the highly sought-after Darenth Park development, this well-presented four-bedroom detached family home offers spacious and versatile accommodation throughout. The property benefits from off-street parking and a double garage, making it ideal for growing families and those requiring ample storage and parking.

Internally, the home is presented in excellent condition and features a welcoming layout, including a convenient downstairs W.C., a generous principal bedroom with en-suite shower room, and a modern family bathroom serving the remaining bedrooms.

Perfectly positioned for those who enjoy outdoor living, the property offers easy access to Darenth Country Park, providing beautiful open green spaces, walking routes and recreational facilities nearby. Combining a popular residential location with generous living space and practical family features, this is an excellent opportunity to acquire a substantial detached home in a highly desirable setting.



35 Moore Close

£625,000 Freehold



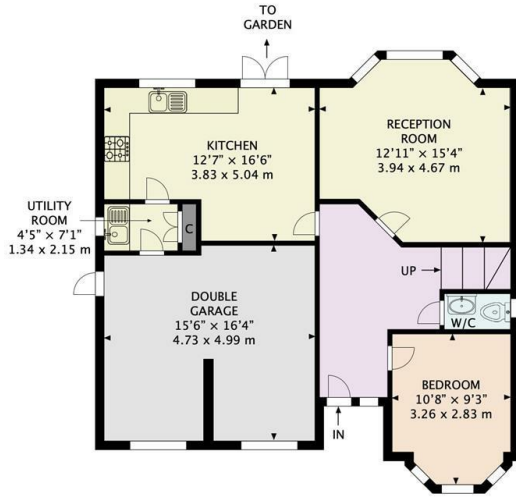
- GUIDE PRICE £625,000 - £650,000
- OFF-STREET PARKING & DOUBLE GARAGE
- LOCATED IN THE POPULAR DARENTH PARK DEVELOPMENT
- DOWNSTAIRS W.C., EN-SUITE TO MAIN BEDROOM & FAMILY BATHROOM
- SIMILAR PROPERTIES REQUIRED
- FOUR BEDROOM DETACHED HOUSE
- DESIRABLE CORNER PLOT
- EASY ACCESS TO DARENTH COUNTRY PARK
- WELL-PRESENTED THROUGHOUT
- COUNCIL TAX BAND 'F', EPC RATING 'C'

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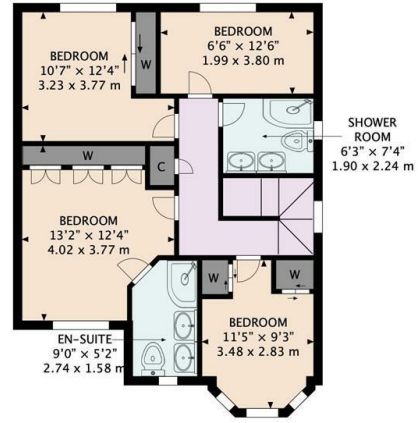


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Ground Floor



First Floor

MOORE CLOSE DA2

The plan is intended solely as a layout guide, and no liability is taken for any errors, omissions, or misstatement. It does not constitute, in whole or in part, an offer or contract. Any intending purchaser or lessee should satisfy themselves, through inspection searches, enquiries, and a full survey, as to the accuracy of the information provided. All areas, measurements, wall thicknesses, shapes, compass bearing, and distances are approximate. No guarantee is provided regarding the total area. Not to scale. Gross Internal Area (GIA) excludes outbuildings, garages, sheds, and conservatories, but includes areas of reduced headroom. Powered by airvideography.com

B = Boiler
M = Meter
C = Cupboard
W = Wardrobe
ST = Storage
HWC = Hot Water Cyclinder
[] = Reduced headroom below 1.5m / 5'0"

Council Tax Band F

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			
(69-80) C		72	76
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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