



*** FIVE BEDROOMS * EXECUTIVE DETACHED RESIDENCE ***

*** SOUGHT AFTER LOCATION * DOUBLE GARAGE * OFF ROAD PARKING ***

*** THREE BATHROOMS * GOOD SIZED REAR GARDEN ***

*** CLOSE TO SHOPS AND AMENITIES * EXCELLENT MOTORWAY LINKS ***

*** GOOD SCHOOL CATCHMENT ***



**12 Sandringham Drive
Bexley Park, DA2 7WB**

Guide Price £1,300,000

Village Estates are delighted to present to the market this executive detached 'Rydon' Home situated on the ever popular Bexley Park development. Offering a double garage, good sized garden, kitchen/diner, spacious living room, five bedrooms, 2 en-suites and a family bathroom. Positioned within easy reach of local schools shops and motorway links viewing comes highly recommended



EPC TBC
COUNCIL TAX BAND G

Sandringham Drive, DA2

Approximate Gross Internal Area = 202 sq m / 2176 sq ft
 Approximate Garage Internal Area = 29 sq m / 308 sq ft
 Approximate Outbuilding Internal Area = 13 sq m / 139 sq ft
 Approximate Total Internal Area = 244 sq m / 2623 sq ft



We understand this property is Freehold.

VIEWING:

Via **Village Estates** on 01322 522111
Monday to Friday 9am-6pm, **Saturday** 9am-5pm
SELLING YOUR HOME?

If you are thinking of selling your own property, **VILLAGE ESTATES** will be pleased to provide you with a free market appraisal for sale purposes and professional marketing advice **FREE OF CHARGE, WITHOUT OBLIGATION**. Call one of our experienced sales staff on 01322 522111.

Whilst we endeavour to make our sales details reliable and accurate they should not be relied on as representations or statements of fact, and do not form any part of an offer or contract. The Seller does not make or give nor do we or our employees have authority to make or give any representation or warranty in relation to the property. We would strongly recommend that all the information which we provide about the property is verified by yourself on inspection and also by your conveyancer, especially where statements have been made by us to the effect that the information provided has not been verified. If there are any other points which are of particular importance to you, we would be only too happy to check the information and indeed confirm the availability of the property. Please contact the above office to arrange a convenient viewing appointment.