



3 Cedar Grove, Bexley, Kent, DA5 3DB
Guide Price £710,000-£730,000

Located within a quiet close, offering convenient access to local schools, shops, Albany Park Station and all other transport links, is this four / five bedroom extended and completely refurbished chalet style home. An ideal family home, accommodation comprises of entrance hall, ground floor wc, study / bedroom 5, one reception room and a luxury open plan fitted kitchen / dining and living area with integrated appliances and bi-folding doors. To the first floor there is a spacious landing, fitted bathroom and four double bedrooms - one of which boasts an ensuite shower room. Other benefits to note include double glazing, gas central heating, off street parking, front and rear gardens and no chain. Viewing is highly recommended.

Ref: BX11111169

If you are thinking of selling or letting your home, Park Estates will be pleased to provide you with a free market appraisal and advice without obligation.

Entrance Hall

Laminate flooring. Radiator. Double glazed composite front door. Spotlights.

Reception 1

16' 9" x 12' 0" (5.10m x 3.65m) Laminate flooring. Radiator. Double glazed bay window to front.

Kitchen / Dining and Living Area

13' 9" x 12' 0" (4.19m x 3.65m) Understairs storage cupboard. Laminate flooring. Radiator. Spotlights. Double glazed bi-folding French doors to rear. Double glazed window to rear. Double glazed velux window to rear.

Kitchen Area: 19'8" x 8'2" (5.99m x 2.49m)

White high gloss wall and base units. Gray wood effect work surfaces. Double inset sink, drainer and mixer taps. Electric ceramic hob. Extractor hood. Electric fan oven. Integrated dishwasher, washing machine and fridge freezer. Wall mounted boiler. Spotlights.

Ground Floor Shower Room

Shower cubicle. Low level wc. Wash hand basin in vanity unit. Radiator. Tiled flooring. Part tiled walls. Double glazed frosted window to side. Extractor fan. Spotlights.

Study / Bedroom 5

10' 9" x 8' 6" (3.27m x 2.59m) Laminate flooring. Radiator. Double glazed window to front.

Landing

Carpet. Loft access

Bedroom 1

12' 7" x 10' 8" (3.83m x 3.25m) Carpet. Double glazed window to rear. Radiator.



Ensuite

Shower cubicle. Tiled flooring. Part tiled walls. Low level wc. Wall mounted wash hand basin in vanity unit. Heated towel rail. Double glazed frosted window to side. Spotlights. Extractor fan.

Bedroom 2

16' 9" x 12' 0" (5.10m x 3.65m) Carpet. Radiator. Double glazed bay window to front.

Bedroom 3

11' 2" x 10' 2" (3.40m x 3.10m) Double glazed window to front and side. Radiator. Carpet.

Bedroom 4

12' 0" x 7' 6" (3.65m x 2.28m) Carpet. Radiator. Double glazed window to rear.

Bathroom

Tiled flooring. Part tiled walls. Wash hand basin in vanity unit. Heated towel rail. Freestanding egg shaped bath. Spotlights. Extractor fan.

Garden

98' 0" x 35' 5" (29.85m x 10.79m) Mainly laid to lawn. Side access. Lighting. Outside tap. Power points.

Front Garden

Hardstanding with off street parking for two / three cars. Laid to lawn. Feature lighting.

Council Tax

Band E.

