

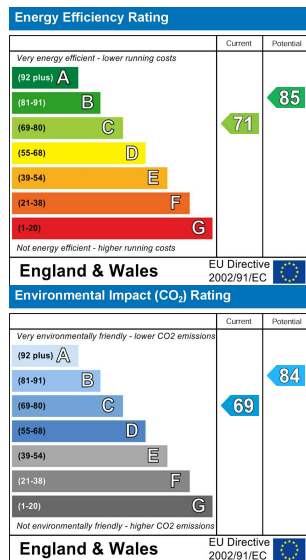
GROUND FLOOR
APPROX. FLOOR
AREA 687 SQ.FT.
(63.8 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 380 SQ.FT.
(35.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 1067 SQ.FT. (99.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

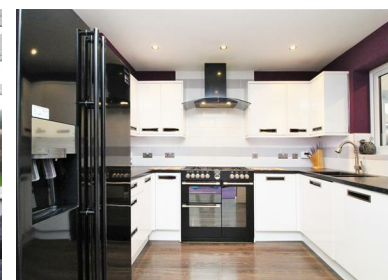
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SUSSEX ROAD

ERTH

Guide Price £400,000



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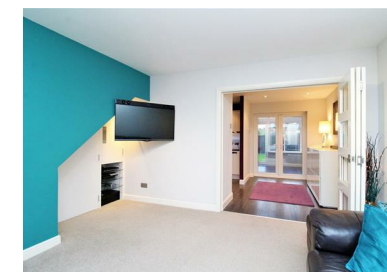
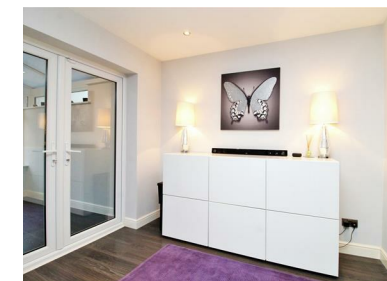
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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Anthony Martin
Estate Agents



GUIDE PRICE £400,000 - £425,000

3 BEDROOMS • 1 RECEPTION ROOMS • 2 BATHROOMS

SUSSEX ROAD

ERITH

- 3 Bedroom Link Detached
- Stunning Condition Throughout
- Highly Sought After location
- Garage And Driveway
- Double Glazed Conservatory
- En Suite Shower Room
- Downstairs WC
- 1067 SQ FT
- EPC

