



St. James's Avenue, Gravesend, DA11 0EZ

- Four Bedroom Extended Family Home
- Modern Kitchen
- Bathroom and En-Suite Shower Room
- Council Tax Band C
- Sought After Location
- Good Sized Rear Garden

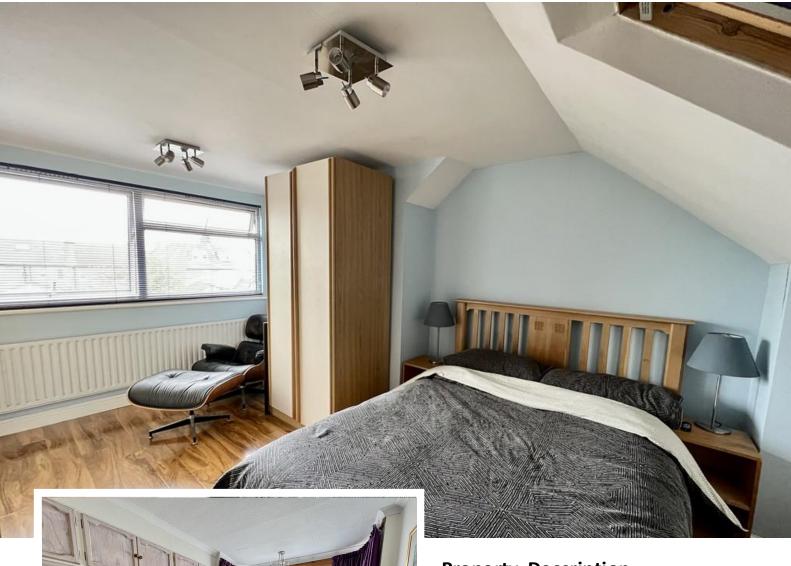
Offers In Region Of £450,000

EPC Rating 'D'

Freehold







Property Description

Offered for sale is this extended four bedroom family home which is set over three floors and is situated in a highly sought after area which benefits from being close to the Town Centre.

The property offers an entrance hall, lounge, dining area, study area and an extended modern kitchen.

The first floor comprises three bedrooms and a large family bathroom.

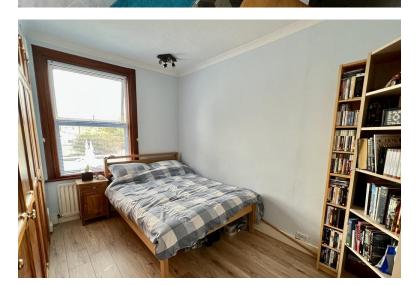
The second floor boasts a large double bedroom with en-suite shower room.

Externally the property features a good sized rear garden.

Gravesend is sought-after by families looking for highcalibre education. As well as a number of private schools, including Gads Hill, Bronte and Cobham Hall, there is the duo of well-respected grammar schools – Gravesend Grammar for Boys and Gravesend









Grammar for Girls. The choice of primary schools is extensive and further education is provided in the shape of Northwest Kent College, The University of Greenwich and Mid. Kent College.

ENTRANCE HALL

LOUNGE

15' 8" x 11' 11" (4.78m x 3.63m)

DINING AREA

9' 5" x 9' (2.87m x 2.74m)

STUDY AREA

9' 4" x 8' 1" (2.84m x 2.46m)

KITCHEN

18' x 12' 11" (5.49m x 3.94m)

LANDING

BEDROOM

12' 7" x 8' 2" (3.84m x 2.49m)

BEDROOM

12' 5" x 7' 9" (3.78m x 2.36m)

BEDROOM

7' 1" x 6' 1" (2.16m x 1.85m)

BATHROOM

9' 4" x 8' (2.84m x 2.44m)

SECOND FLOOR LANDING

BEDROOM

16' 8" x 10' 8" (5.08m x 3.25m)

ENSUITE SHOWER ROOM

REAR GARDEN







