



**Price**  
**£340,000**

**Freehold**

3x  1x  2x 

**Vickers Road, Erith,  
Kent, DA8**

**OVER 60?**

Secure this property  
for up to **59% less!**

*Wards*  
Helping you move forwards



## Main features

- Victorian bay fronted terraced house
- Great living space with lounge and separate dining room
- Quiet location in a "no through" road
- 0.5 mile walk to Erith Railway Station
- Ideal first time buy or buy to let investment

## Accommodation

### SPLIT LEVEL GROUND FLOOR

Entrance Hallway

Lounge: 10'10 x 10'8 (3.30m x 3.25m)

Dining Room: 12'4 x 11'5 (3.76m x 3.48m)

Kitchen: 11'5 x 8'0 (3.48m x 2.44m)

Bathroom

### SPLIT LEVEL FIRST FLOOR

Landing

Bedroom 1: 14'1 x 10'9 (4.30m x 3.28m)

Bedroom 2: 12'2 x 9'0 (3.71m x 2.75m)

Bedroom 3: 11'4 x 7'10 (3.46m x 2.39m)

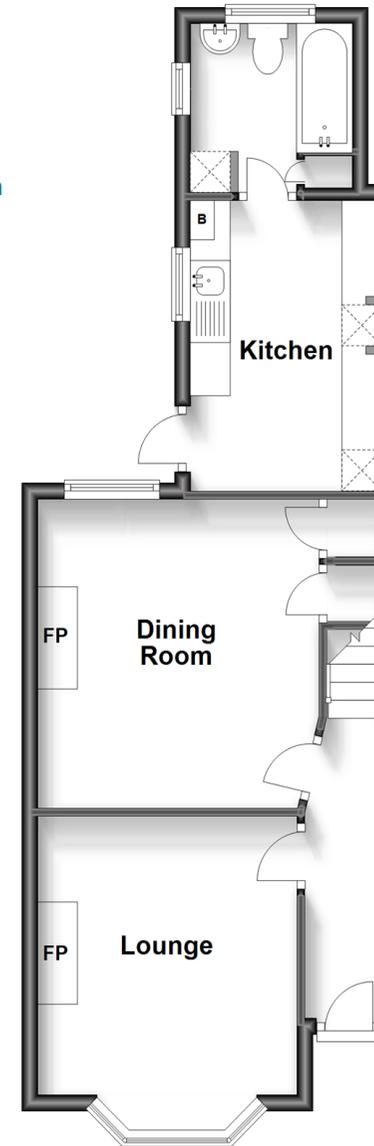
### OUTSIDE

Front Garden

Rear Garden

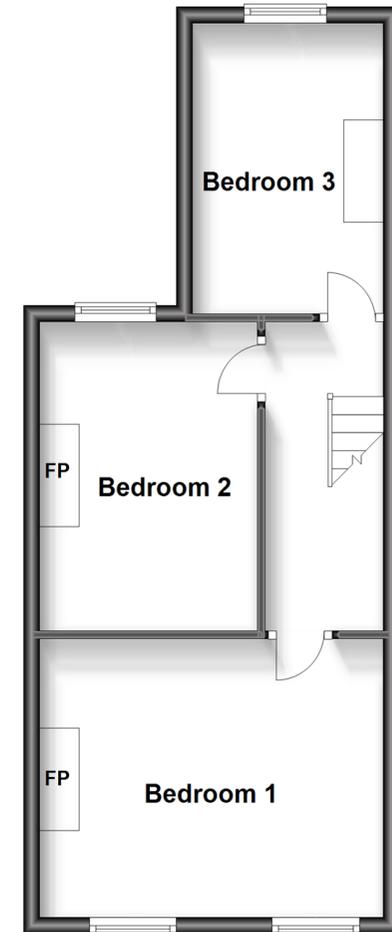
### Split Level Ground Floor

Approx. 43.8 sq. metres (471.4 sq. feet)



### Split Level First Floor

Approx. 40.1 sq. metres (431.9 sq. feet)



Call Barnehurst - 01322 335525 ■ [wardsokent.co.uk](http://wardsokent.co.uk)

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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