

GUIDE PRICE: £375,000-£400,000

EPC RATING: C

77 Montgomery Road, South Darenth, Dartford, Kent, DA4 9BH



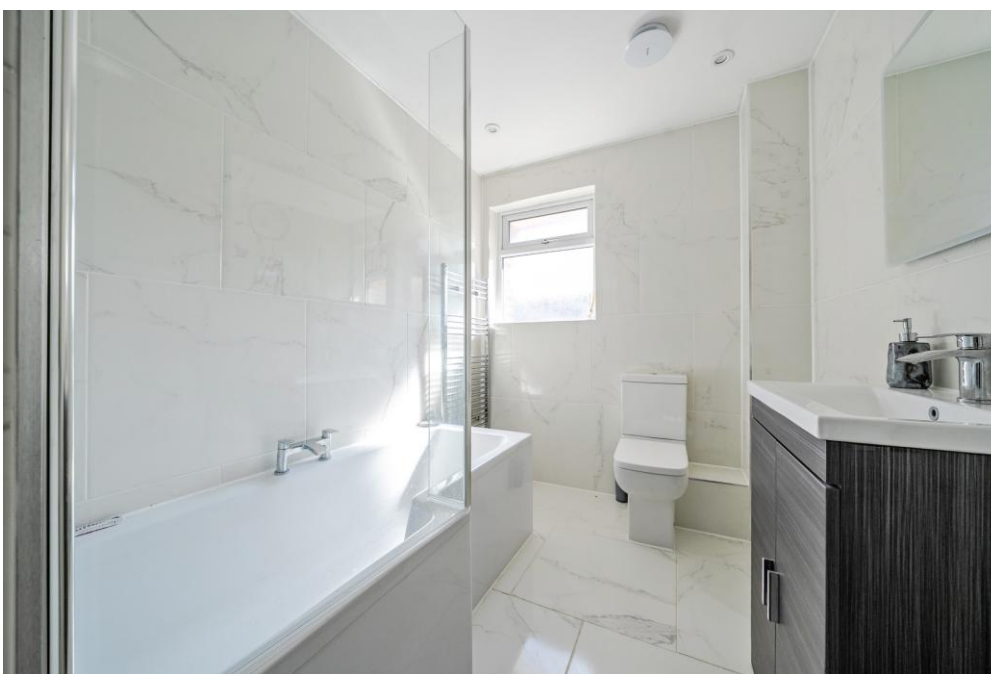


Tucked away in a quiet cul-de-sac in the heart of South Darenth village, this beautifully extended end-of-terrace home blends space, style, and versatility. With both front and rear gardens and a well-planned layout, it's an ideal choice for growing families or multi-generational living. Inside, the home has been lovingly maintained and thoughtfully designed. At its heart sits a stylish kitchen with an island — perfect for family meals or relaxed entertaining. Everyday convenience is provided by an upstairs bathroom, a ground-floor shower room, and a separate cloakroom. The flexible accommodation is a real highlight, with the option to use the downstairs space as a playroom, home office, or even a bedroom with its own en suite with underfloor heating — adaptable to suit the needs of the new owners. Positioned within a welcoming village community, close to excellent schools and local amenities, this home offers both comfort and convenience. With an above-average EPC rating, it's as efficient as it is inviting. South Darenth is a picturesque village in Kent that perfectly blends countryside charm with modern convenience. Set along the River Darent, the village is known for its historic paper mill, pretty period buildings, and welcoming community feel.

For families, South Darenth offers a great choice of highly regarded primary and secondary schools nearby, along with local shops, cafés, and traditional pubs right on the doorstep. Commuters benefit from excellent connections: Farningham Road station provides regular trains into London Victoria in under an hour, while the nearby A2, M20, and M25 give easy access by car to London, Bluewater Shopping Centre, Ebbsfleet International (for Eurostar), and beyond.

Outdoor lovers are well catered for too, with beautiful countryside walks along the Darent Valley, riverside trails, and nearby country parks offering plenty of space to relax and unwind. South Darenth is a place where you can enjoy the best of both worlds — a friendly village atmosphere with excellent local amenities, all within easy reach of London and the Kent countryside.

Freehold
EPC: C
Council Tax: C
Full Fibre Broadband Due 2026



- EXTENDED 3/4 BEDROOM FLEXIBLE FAMILY HOME
- OPEN PLAN LAYOUT
- WEST FACING REAR GARDEN

- DOWNSTAIRS SHOWER ROOM
- QUIET CUL-DE-SAC LOCATION
- WITHIN CLOSE PROXIMITY OF AMENITIES

TAKE A LOOK AT: WWW.SIMONMILLER.CO.UK

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Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

777-779 LONDON ROAD, LARKFIELD, AYLESFORD, KENT, ME20 6DE | 01732 875 706 | LARKFIELDSALES@SIMONMILLER.CO.UK