



VILLAGE ESTATES

• EST.1993 •



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One Of A Kind Location

Immaculate Condition

South Facing Garden

Driveway & Garage

3 Minute Walk to High Street

Old Forge Way Conservation Area



14 Old Forge Way
Sidcup, DA14 4QL

£875,000

An exceptional, late example of Arts and Crafts style architecture forming part of 'Old Forge Way Conservation Area'. Truly a one of a kind location that is rarely available, this three bedroom home is meticulously presented and has a harmonious blend of character with modern features. Positioned conveniently for both Sidcup high street and mainline station (zone 5), providing excellent links into central London.

EPC RATING: D

COUNCIL TAX BAND: F

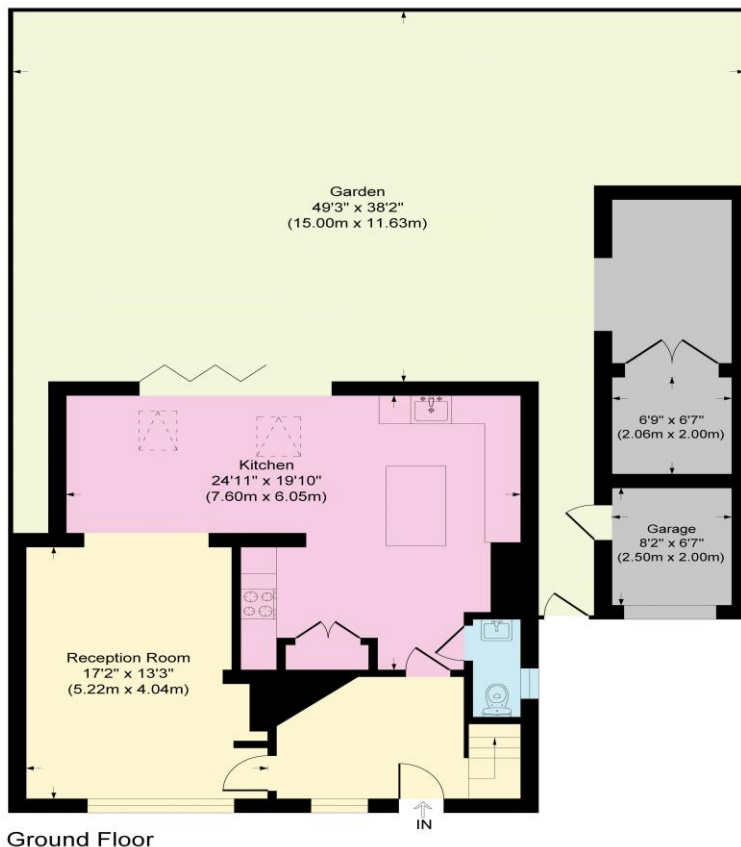
TENURE: Freehold

LEASE TERM: Not Applicable

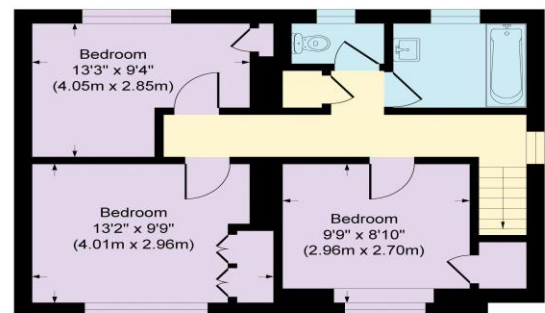


Old Forge Way

Approximate Gross Internal Area
 Ground Floor = 68.9 sq m / 742 sq ft
 First Floor = 49.0 sq m / 527 sq ft
 Garage = 9.7 sq m / 105 sq ft
 Total = 127.6 sq m / 1374 sq ft



Ground Floor



First Floor

CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. 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. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability. The accuracy of these details are not guaranteed and they do not form part of the contract.