



VILLAGE ESTATES

• EST.1993 •



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NO CHAIN

DRIVEWAY AND GARAGE

CLOSE TO STATION

GREAT LOCATION

THREE BEDROOMS

VIEWING ADVISED



8 Montrose Avenue
Welling, DA16 2QZ

**Guide Price £425,000 -
£450,000**

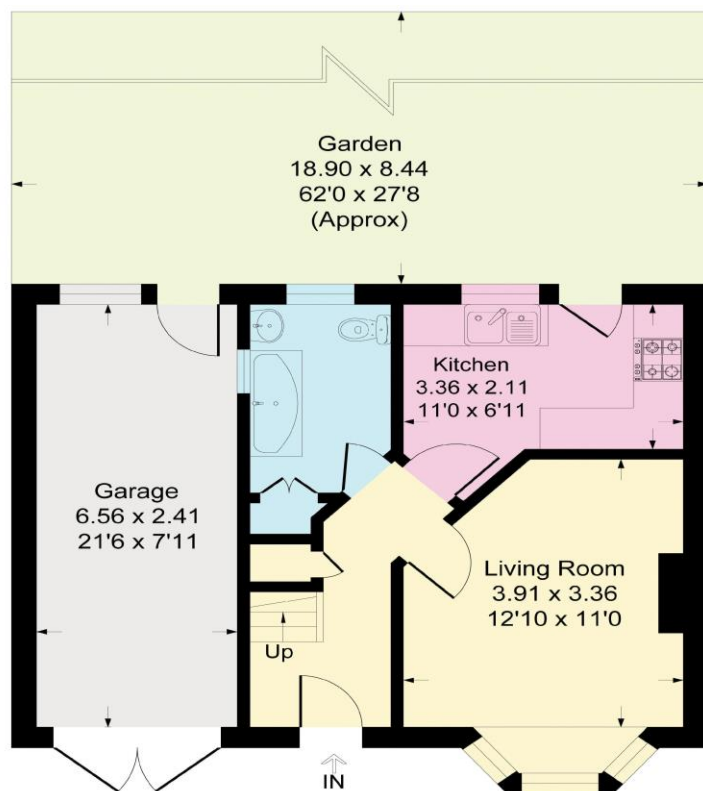
NO CHAIN. Based just a short walk from all amenities and transport links, this three-bedroom home is ready for the next owners to put their stamp on. The property boasts a good-sized living room, fitted kitchen and bathroom, alongside the three bedrooms. There is a large garage as well as driveway parking. The rear garden offers a blank canvass for any keen gardener.

EPC RATING: D

COUNCIL TAX BAND: C

TENURE: Freehold

LEASE TERM: Not Applicable



Ground Floor

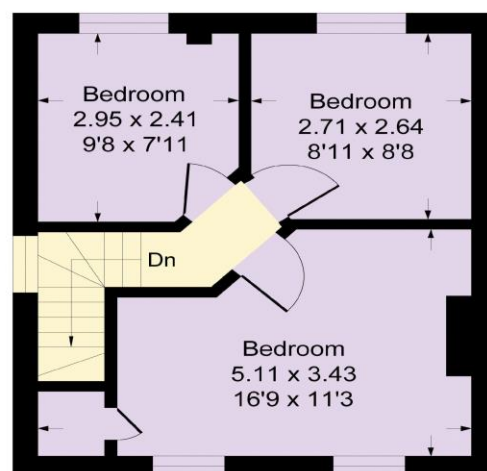
Montrose Avenue, DA16

Approximate Gross Internal Area

65.2 sq m / 702 sq ft

Garage = 15.8 sq m / 170 sq ft

Total = 81.0 sq m / 872 sq ft



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.