



Hollies Avenue

Sidcup
DA15 8AX

Freehold

3/4 bedroom detached house
Chain Free
Garage and off street parking for 2 cars
Secluded rear garden
Conservatory
Ensuite bathroom to main bedroom
Downstairs dining room/bedroom four
Early internal viewing recommended





FULL DESCRIPTION

This modern detached home, built in 2008, offers flexible living with three to four bedrooms and is ideally located close to local amenities including M&S Food Hall, Sidcup Station, Sidcup Leisure Centre, and the Glades open green space.

Beautifully maintained by the current owners, the accommodation comprises: welcoming entrance hall, cloakroom/WC, spacious through lounge, separate dining room (or fourth bedroom), fitted kitchen, and conservatory on the ground floor. To the first floor, you'll find a master bedroom with en-suite, two further bedrooms, and a family bathroom.

Externally, the property boasts a secluded, well-kept rear garden with patio area, along with a side garage and off-street parking for two cars.

Offered to the market chain free, this home is highly recommended for early internal viewing.



Directions

From our Sidcup office turn right. At the traffic lights go straight across into Halfway Street. At the mini roundabout turn left into Hollies Avenue and the property is on the right hand side. Closest Stations: Sidcup (0.54 mi) New Eltham (0.91 mi) Albany Park (1.44 mi) Closest Schools: Burnt Oak Junior School (0.35 mi) Longlands Primary School (0.42 mi) Chislehurst and Sidcup Grammar School (0.66 mi)



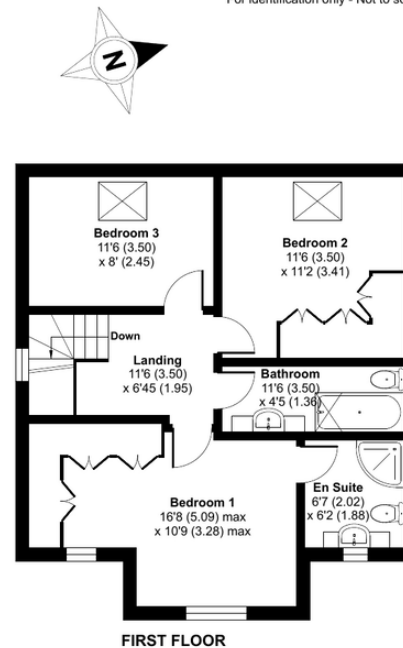
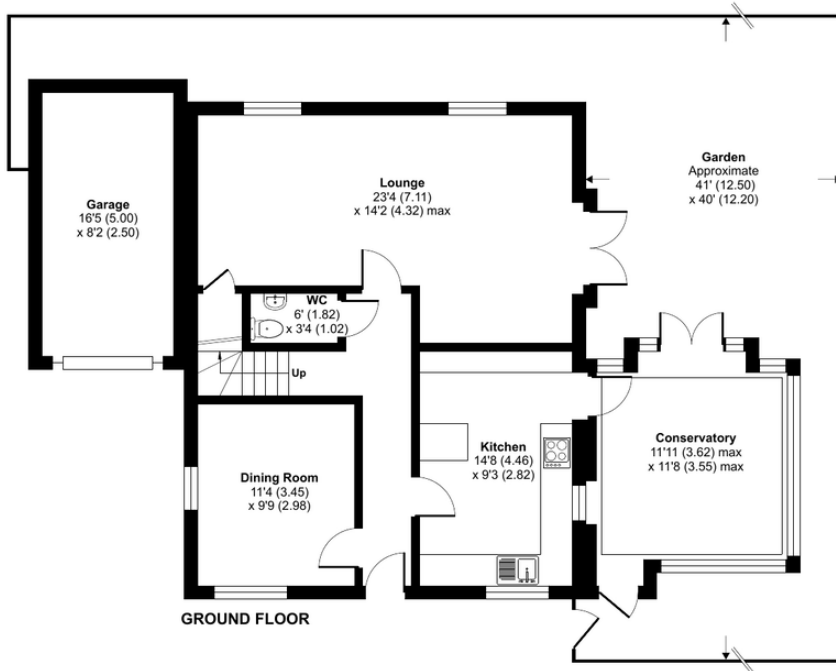
Local Authority
Council Tax Band
EPC Rating

Bexley London Borough Council
F
C

Hollies Avenue, Sidcup, DA15

Approximate Area = 1434 sq ft / 133.2 sq m
Garage = 135 sq ft / 12.5 sq m
Total = 1569 sq ft / 145.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Drewery. REF: 1348636

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.