

**COCKBURN**  
ESTATE AND LETTINGS AGENTS

Bexley Road

SE9 2NE





**Cockburn are delighted to present to the market this first floor flat, presented in great condition & ideally located for local amenities.**

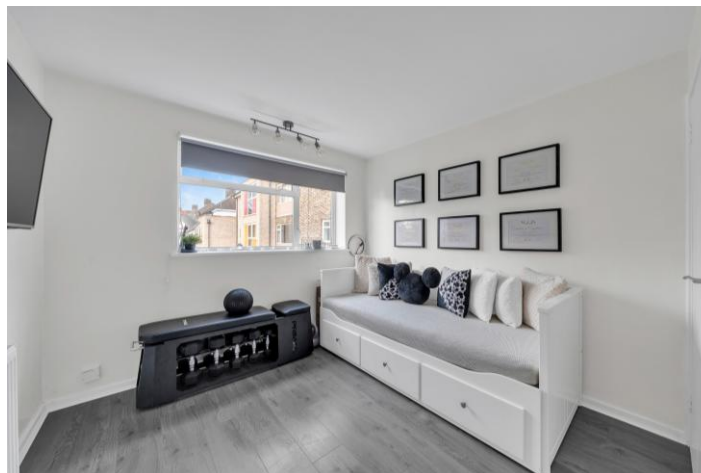
*Boasting over 686 sq ft, the flat comprises two well-proportioned bedrooms, bright reception/dining room, kitchen and bathroom. The property comes complete with a private balcony, overlooking the communal garden area - ideal for enjoying outdoor activities or simply unwinding after a long day.*

*Rennets Wood House is ideally located for local shops, amenities and leisure facilities. With excellent transport links nearby, the property is within easy reach to both Falconwood Station & Eltham mainline stations, with regular trains into the City & beyond for those needing to commute for work.*

*Bus links nearby keep you connected with the local areas, including Bexleyheath, Eltham and Greenwich. Further benefits nearby include University of Greenwich sites, Avery hill park with its open green spaces, sports grounds and many many more!*

*Perfect for first time buyers or buy to let investors alike, don't miss out on the opportunity to make this delightful property your new home. Contact us today to arrange a viewing*

**Lease Length 112 Years | Service Charge 1,357.60 Per Annum | Ground Rent £100 Per Annum**





## Key Features:

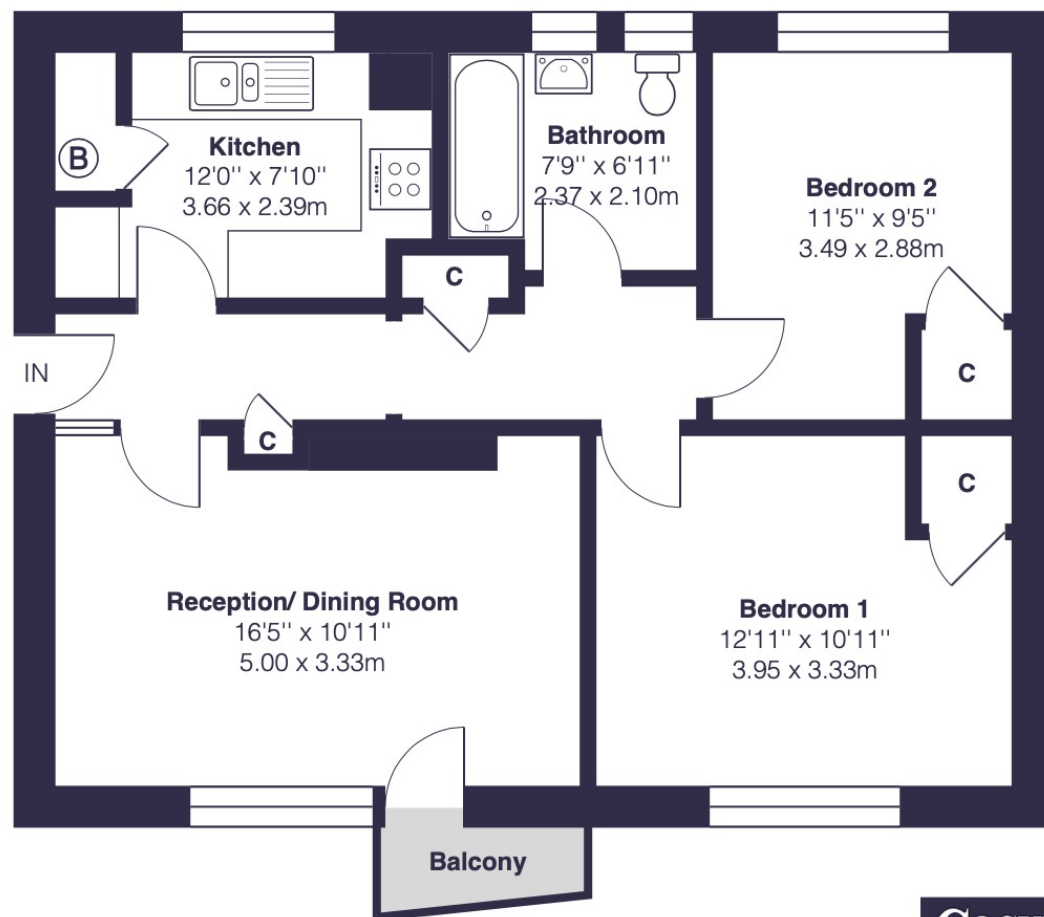
- ❑ Chain Free Sale
- ❑ Two Bedroom First Floor Apartment
- ❑ Private Balcony
- ❑ Long Lease Length
- ❑ Communal Gardens
- ❑ Convenient For Falconwood Station
- ❑ Ideally Located For Eltham High Street Shops, Amenities & Leisure Facilities
- ❑ Perfect For First Time Buyers Or Buy To Let Investors
- ❑ EPC Rating C - Potential B
- ❑ Council Tax Band B - Royal Borough Of Greenwich





# Rennets Wood House, SE9

Approximate Gross Internal Area = 686 sq ft / 63.7 sq m



First Floor



This plan is for layout guidance only and not drawn to scale unless stated. Window and door openings are approximate. Whilst every care is taken in the preparation of this plan, we would advise interested parties to check all dimensions, shapes and compass bearings prior to making any decisions reliant upon them.  
By Homeoutlook.co.uk / Copyright 2025

**EPC:** C

**COUNCIL TAX BAND:** B

**TENURE:** Leasehold

For more information on this property or to arrange a viewing please call the office on

0208 859 8590

Alternatively, you can scan below to view all of the details of the property online.



352 Footscray Road  
New Eltham  
London  
SE9 2EB