

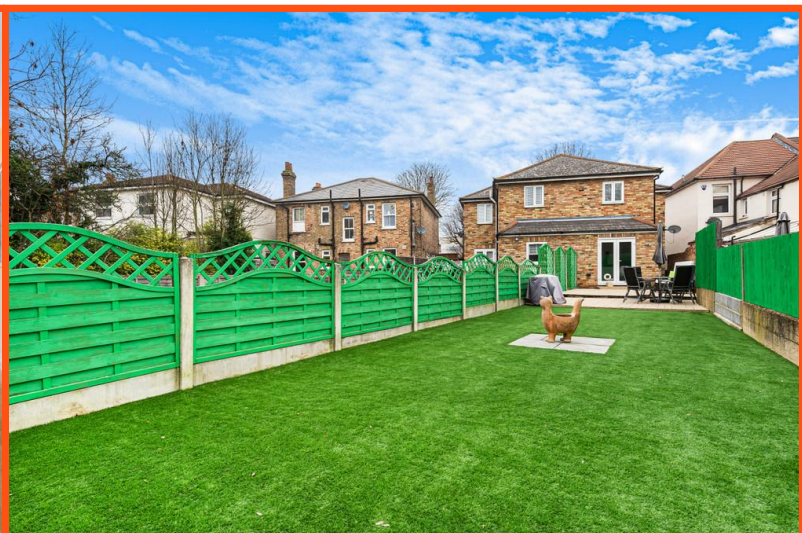


22b Avery Hill Road, London, SE9 2BD

Guide Price £550,000 - £575,000

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ESTATE AND LETTINGS AGENTS

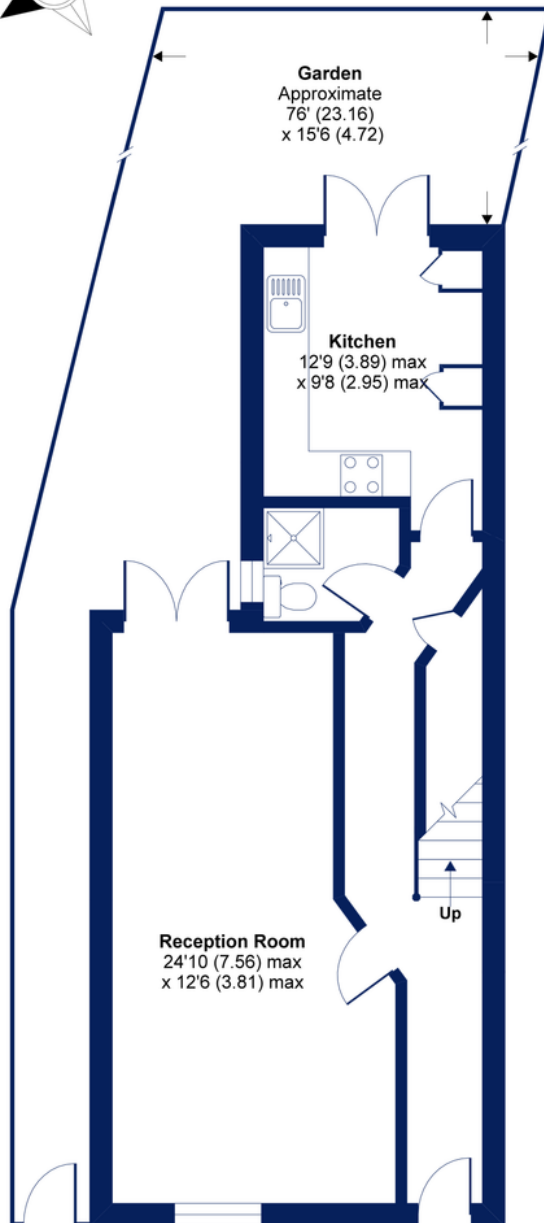
Offered to the market in excellent decorative order throughout this four bedroom semi-detached house is ideal for the growing family. Comprising through reception room, fitted kitchen, downstairs wet room with w/c, four bedrooms and family bathroom. To the rear there is a private garden and off-street parking to the front. Located just a stones throw from New Eltham Station for those needing to commute and New Eltham Village with all its local shops and excellent bus links.



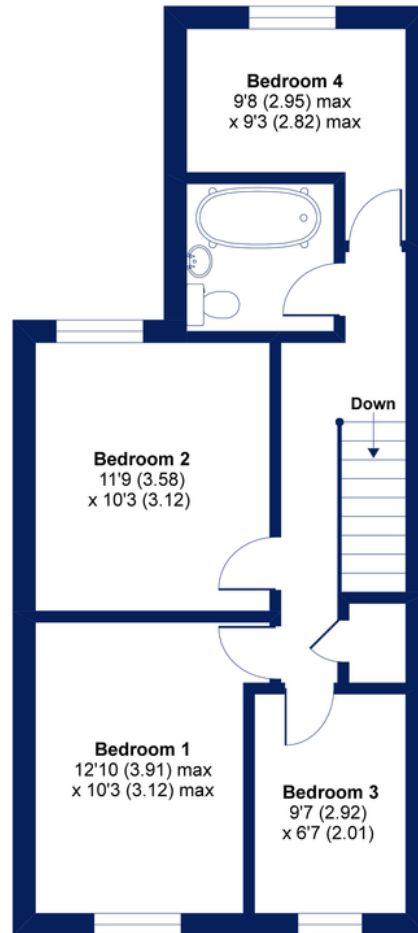
Avery Hill Road, London, SE9

Approximate Area = 1120 sq ft / 104 sq m

For identification only - Not to scale



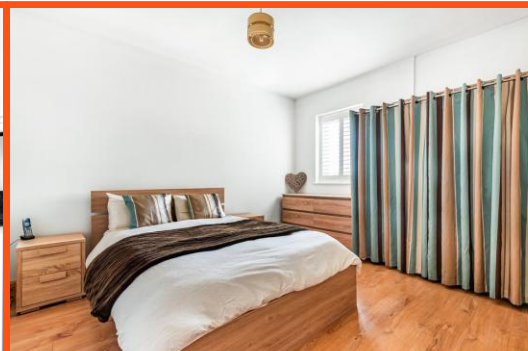
GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2021. Produced for Cockburn Estates Agents. REF: 696459



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.