



Blythe Hill, SE6 | Guide Price £425,000

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# In General

- Chain free
- Two bedrooms
- Bright and spacious reception room
- Separate fitted kitchen
- Private rear garden
- Modern bathroom suite
- Close to excellent transport links
- Private entrance
- Ample storage space

# In Detail

**\*Guide Price £425,000 - £450,000\*** A delightful, two bedroom maisonette for sale on Blythe Hill with direct access a private rear garden. Offered chain-free.

This property comprises a spacious reception room, two bedrooms, modern bathroom suite, separate fitted kitchen with direct access to the private rear garden. Additional benefits include a private entrance, an abundance of light, ample storage space, communal front garden, re-decoration throughout and much more.

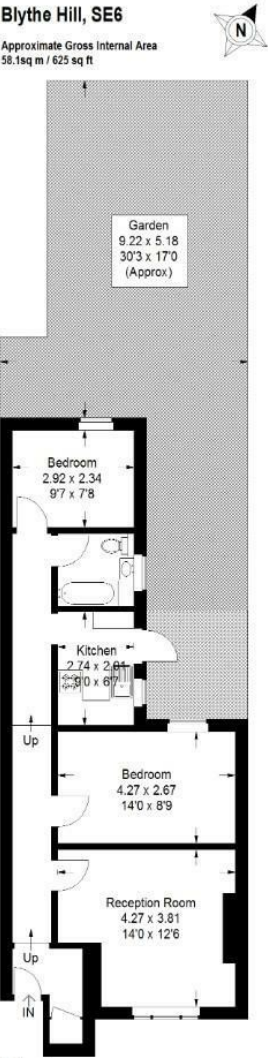
Conveniently located approximately 0.5 miles from Catford stations and 0.8 miles from Honor Oak Park station - this home offers excellent transport links to London Bridge, Canada Water, Victoria, Waterloo, Whitechapel, and Highbury & Islington. It's also within close proximity to fantastic local amenities, including trendy cafés, gastropubs, restaurants, and boutique shops, alongside being a stone's throw away from Blythe Hill Fields.

Call the Pedder Forest Hill sales team to arrange your viewing.

EPC: C | Council Tax Band: C | Lease: 116 years remaining | SC: £3,164 pa | GR: £250 pa | BI: Incl. in SC

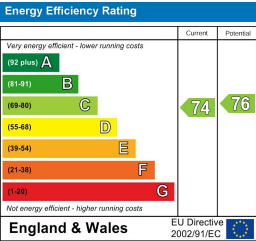


# Floorplan



**Raised  
Ground Floor**

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as defined by RICS - Code of Measuring Practice.  
Not drawn to Scale. Windows and door openings  
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