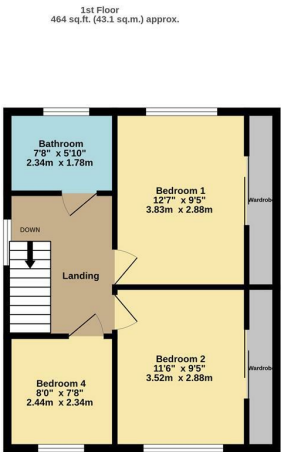
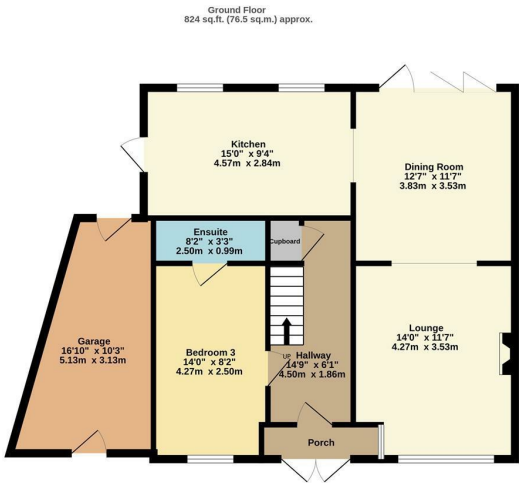


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



WINCHELSEA AVENUE BEXLEYHEATH DA7 5HP Offers over £600,000



TOTAL FLOOR AREA : 1288 sq.ft. (119.7 sq.m.) approx.
Made with Metropix ©2025



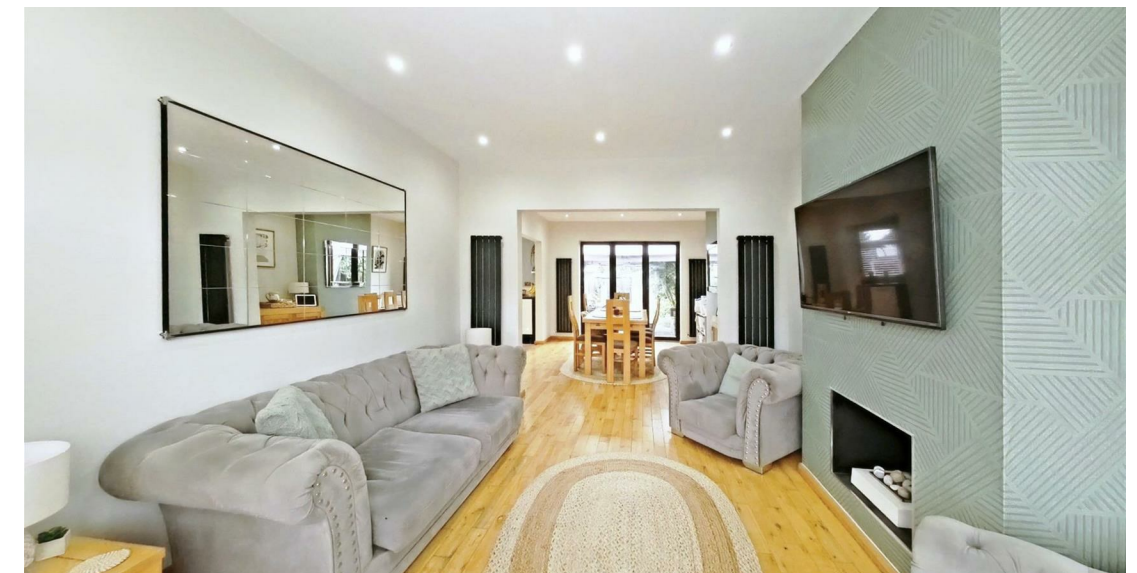
22 Albert Road, Belvedere, Kent, DA17 5LJ

01322 947 967

sales@mlmestateagents.co.uk
www.mlmestateagents.co.uk

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.





COMPLETE CHAIN AHEAD-LARGE PLOT-HUGE POTENTIAL FOR EXTENSION (STPP)

Situated in the highly sought-after Pantiles area, this exceptional 4-bedroom semi-detached family home occupies an impressive end/corner plot, offering an abundance of space, privacy, and versatility. With parking for multiple vehicles, it's perfect for those wishing to accommodate caravans, boats, vans, or simply enjoy generous grounds around their home.

The thoughtfully designed layout includes Bedroom 4 on the ground floor, forming part of a stylish extension, complete with its own en suite shower room – ideal as a guest suite, playroom, or dedicated home office. The heart of the home, the kitchen, has been extended to almost double its original size, providing a bright, open space for cooking, dining, and entertaining.

Upstairs, you'll find three further well-proportioned bedrooms and a beautifully appointed family bathroom. Outside, the lovely rear garden offers the perfect setting for relaxing or hosting friends, while the expansive plot still provides huge potential to extend further (subject to planning consent).

Nestled in a quiet location yet just moments from the station, local shops, and outstanding primary schools, this home combines convenience with a peaceful, family-friendly atmosphere. Presented in stunning condition throughout, it's a rare opportunity in one of the area's most desirable addresses.

4 BEDROOMS • 1 RECEPTION ROOMS • 2 BATHROOMS

WINCHELSEA AVENUE

BEXLEYHEATH DA7 5HP

- 4 BEDROOM SEMI DETACHED HOUSE
- LARGE END/CORNER PLOT WITH FURTHER ROOM TO EXTEND (STPP)
- STUNNING CONDITION FROM START TO FINISH
- DOWNSTAIRS BEDROOM WITH AN EN SUITE SHOWER ROOM
- HIGHLY SOUGHT AFTER PANTILES LOCATION
- EXTENDED KITCHEN
- PARKING FOR MULTIPLE VEHICLES
- EPC
- 1288 SQ FT
- COUNCIL TAX BAND E

