



Courthill Road, London, SE13 6HA

- Two Bedrooms
- Two Reception Rooms
- No Onward Chain
- Lewisham Town Centre 0.5 miles
- Manor Park 0.2 miles
- Semi Detached Period House
- Rear Garden / Yard
- Hither Green Station 0.4 miles
- Lewisham DLR and Station 0.8 miles
- EPC D

Asking Price £500,000



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DESCRIPTION

Chain free, two bedroom period semi-detached house midway between Hither Green and Lewisham.

On the ground floor, the hallway leads to the front reception room, at nearly 4.5 metres into the front bay. The second reception room / dining room is nearly 4 metres in length with a window onto the rear yard. To the rear is the kitchen with door to the yard.

On the first floor there are two double bedrooms and a family bathroom.

The rear garden / yard is over 25ft deep from the the dining room to the rear wall, with a side passage providing access via a gate at the front.

The house is in need of some modernisation, but provides a wonderful opportunity to create a beautiful home.

The house is freehold and sold chain free.

Please call the Sales Team at Hunters Catford and Lewisham to arrange your viewing.

Hither Green Station 0.4 miles - trains to London Bridge, Charing Cross and Cannon Street

Lewisham DLR and station 0.8 miles - trains to Canary Wharf, Bank, London Bridge and Victoria

Lewisham High Street and shopping centre 0.5 miles

Hither Green shops and cafes - Le Délice, Drink at Bob's, The Station Pub

Manor Park 0.2 miles

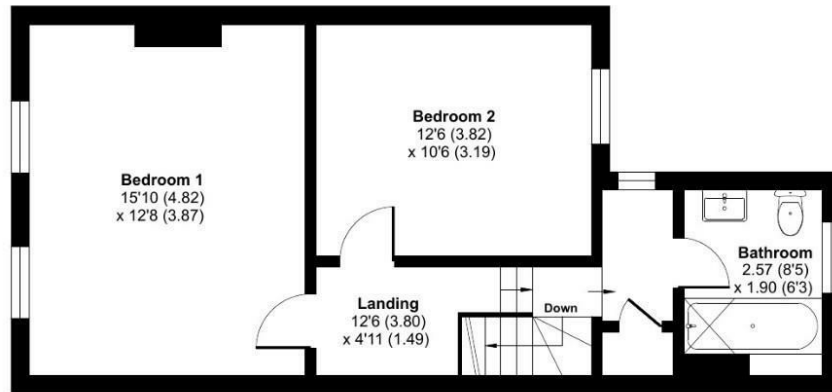
Lewisham Park 0.3 miles



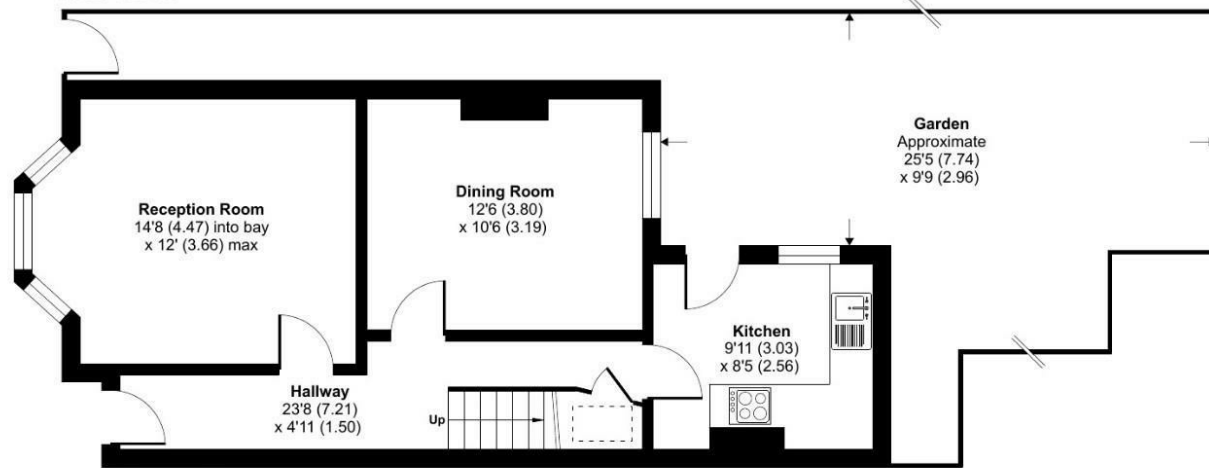


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Approximate Area = 988 sq ft / 91.7 sq m
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2024. Produced for Hunters. REF: 1117742.

Viewings

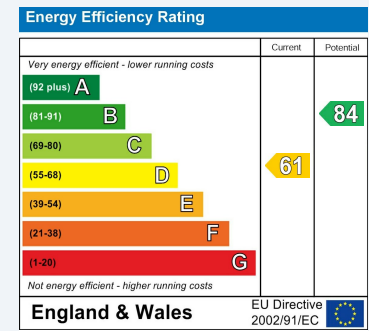
Please contact catford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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