



16 Montbelle Road, New Eltham, SE9 3PB

Offers Over £590,000

- Five Bedrooms
- Spacious Accommodation
- Within Easy Reach Of All Major Transport Links
- 16'6 Kitchen/Breakfast Room
- Off Street Parking
- Two Reception Rooms
- Popular Road
- 15'10 Lounge
- 71ft Rear Garden
- Integral Garage

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CHAIN FREE spacious five bedroom semi detached house extended to the side and rear providing ample accommodation for the growing family within easy access to all major transport links and local schools including Montbelle primary. Although requiring Updating throughout we feel this has been reflected in the asking price. Accommodation on offer includes 15'10 lounge, 12'6 dining room, 16'6 kitchen/breakfast room, downstairs w/c, utility room and a bathroom with a separate w/c. Further benefits include an integral garage, off street parking and a 71ft garden to rear.



Council Tax Band: E





Viewings

Viewings by arrangement only.
Call 0208 859 1100 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			83
(69-80) C			
(55-68) D		56	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	