



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

HUNTERS  
FOR SALE

18 Greening Street, London, SE2 0LY

P Resident or Business permit holders only Mon-Fri 11am-1pm

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Asking Price £550,000

Presenting an extraordinary opportunity within the esteemed Co-op Estate, this captivating period-style terrace family home, exclusively represented by Hunters, extends an invitation to enhance its distinguished charm with the addition of a splendid conservatory.

Step through the threshold into the welcoming embrace of the entrance hall, where the allure of the front reception room awaits, exuding timeless elegance and grace. Continue your exploration through the residence to discover a generously proportioned kitchen/diner, seamlessly melding indoor and outdoor living spaces, with the proposed conservatory poised to elevate this harmonious integration to new heights.

Ascend the staircase from the first-floor landing to uncover three ample bedrooms, each a sanctuary of comfort and tranquility, accompanied by a sleek modern bathroom boasting a separate shower for an indulgent touch of luxury. Ascend further to indulge your imagination in the potential of the loft space, a blank canvas awaiting your personal touch of creativity.

Externally, the meticulously maintained garden, adorned with inviting paved seating areas, beckons you to unwind and entertain amidst a serene backdrop of natural beauty. With the addition of the conservatory and the large storage shed, this outdoor oasis transforms into an idyllic haven for year-round enjoyment, relaxation, and practicality.

Positioned advantageously near Abbey Wood Station, a mere 0.4 miles away, this residence offers effortless access to The Elizabeth Line and an array of local amenities. With its seamless blend of sophistication, functionality, and refined elegance, accentuated by the inclusion of the conservatory and select period features, this home promises to be a sanctuary of refinement and luxury for discerning buyers.

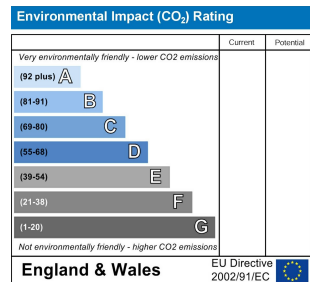
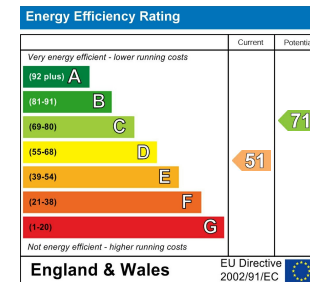
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# Greening Street, London, SE2

Approximate Area = 1190 sq ft / 110.5 sq m  
 Limited Use Area(s) = 171 sq ft / 15.8 sq m  
 Outbuilding = 143 sq ft / 13.2 sq m  
 Total = 1504 sq ft / 139.4 sq m  
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richiecom 2024. Produced for Hunters Kent Ltd - Abbeywood & Bevilgheth. REF: 1094506



**ENTRANCE HALL**

**LIVING ROOM**

15' (into bay) x 13

**KITCHEN/DINER**

19 x 11'10

**CONSERVATORY**

12'6 x 7'7

**FIRST FLOOR LANDING**

**BEDROOM ONE**

15 (into bay) x 10'9

**BEDROOM TWO**

12 x 10.9

**BEDROOM THREE**

9'4 x 8'1

**LOFT ROOM**

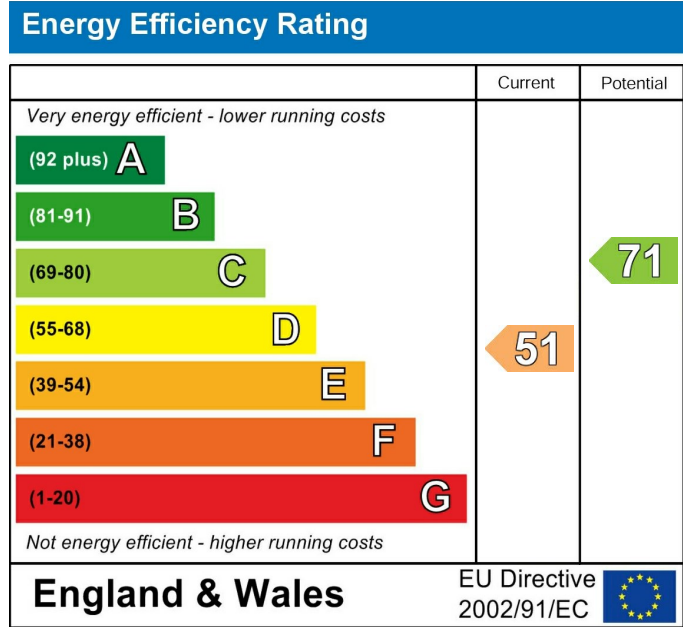
19'3 x 15'10

**GARDEN**

50 x 19.9

**STORAGE SHED**

15.8 x 7'9



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. 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.











