



HUNTERS[®]
HERE TO GET *you* THERE

4 Holstein Way, Erith, DA18 4DJ

4 Holstein Way, Erith, DA18 4DJ

Guide Price £250,000 - £270,000

CASH BUYERS ONLY // GUIDE PRICE £250,000 - £270,000

This beautifully presented four-bedroom townhouse is found on Holstein Way, close to Abbey Wood Station and the Elizabeth Line. Offering over 1,100 sq. ft of accommodation arranged across three spacious floors, the property provides the perfect blend of modern living, convenience and comfort.

The home has been well maintained and is in excellent condition throughout, allowing buyers to move straight in. The ground floor features a bright and welcoming reception room, a contemporary kitchen and breakfast area with direct access to the private rear garden, and a handy ground floor WC. On the first floor there is a second reception room with doors opening onto a private balcony, ideal for relaxing or entertaining, together with a generous double bedroom. The top floor includes three further bedrooms and a family bathroom, offering flexibility for families, guests or a home office setup.

Outside, the private rear garden provides an enjoyable outdoor space for entertaining or relaxing, while residents also benefit from nearby green areas and a friendly community feel.

Holstein Way enjoys an excellent location within easy reach of Abbey Wood Station, providing fast and direct Elizabeth Line connections to Canary Wharf, Liverpool Street, Paddington and Heathrow. There are also frequent local bus routes such as the new SL3, good schools and everyday amenities. For leisure and nature, the historic Lesnes Abbey Woods is just a short distance away, offering beautiful woodland walks and open parkland.

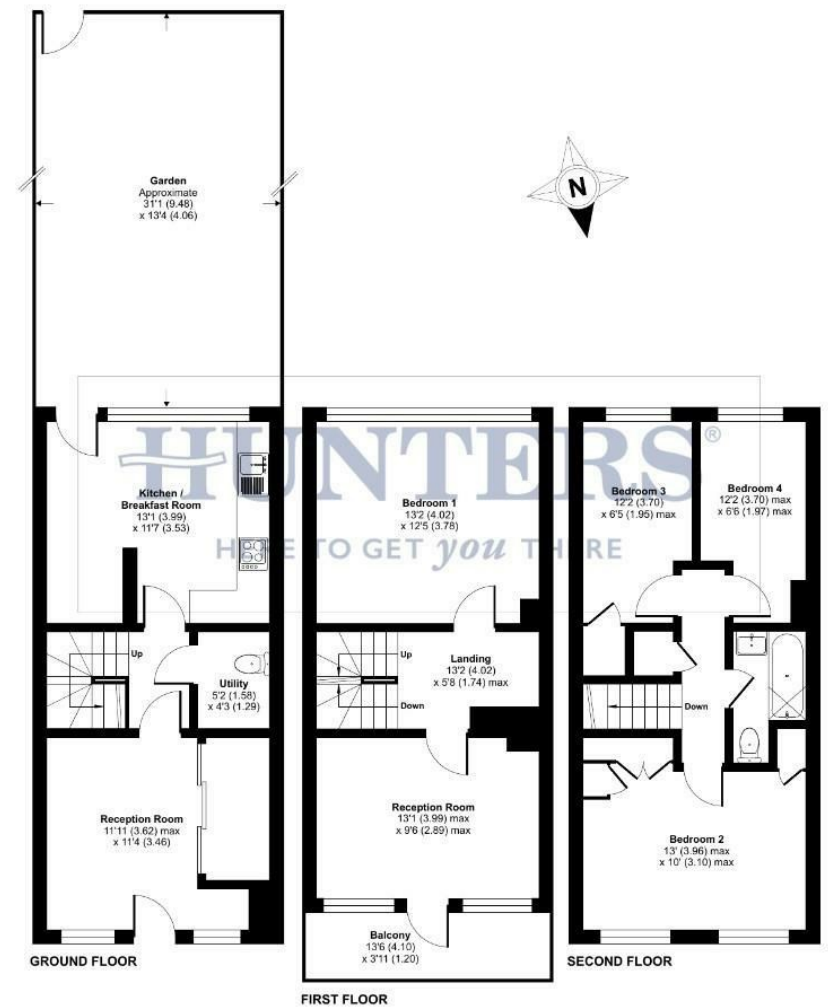
With its spacious layout, modern finish and superb transport links, this impressive townhouse represents an outstanding opportunity for those seeking a high-quality home in a well-connected part of South East London.

Hunters Abbey Wood 19-21 Wilton Road, Abbey Wood, London SE2 9RH | 020 8311 1000
abbeywood@hunters.com | www.hunters.com

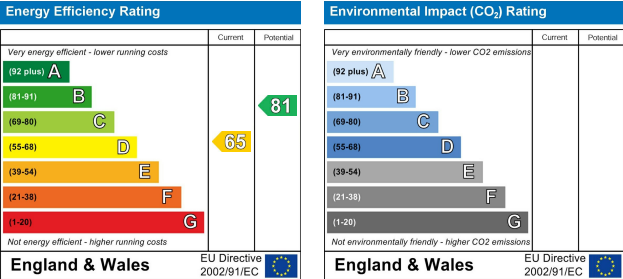
Holstein Way, Erith, DA18

Approximate Area = 1149 sq ft / 106.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Hunters Kent Ltd - Abbeywood & Bexleyheath. REF: 1372164



RECEPTION ROOM

11'10" x 11'4"

KITCHEN / BREAKFAST ROOM

13'1" x 11'6"

WC

5'2" x 4'2"

LANDING

13'2" x 5'8"

RECEPTION ROOM

13'1" x 9'5"

BEDROOM ONE

13'2" x 12'4"

BEDROOM TWO

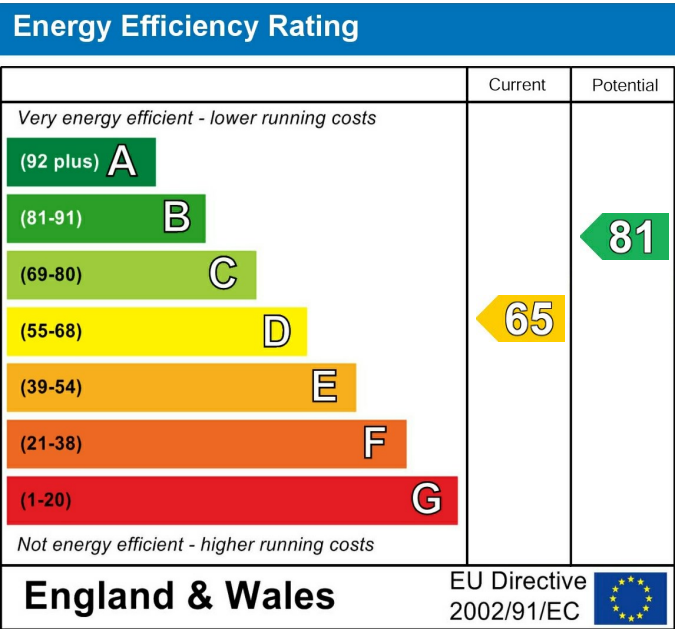
12'11" x 10'2"

BEDROOM THREE

12'1" x 6'4"

BEDROOM FOUR

12'1" x 6'5"



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.

