



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Produced By Planpix

## 01322553322

Every care has been taken with the preparation of details, but accuracy is in no way guaranteed. These particulars do not constitute a contract and are issued and accepted on the express understanding that all negotiations will be conducted through Park Estates. The seller does not make or give, nor do we or our employees have any authority to give a representation or warranty in relation to the property. Please contact
this office before viewing the property. If there is any point which is of particular importance to you, we will be pleased to check the information for you and confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property. We would strongly recommend that all the information that we provide about the property is verified by yourself on inspection and also by your conveyancer, especially where statements have been made by us to the effect that the information provided by us has not been verified.

Spacious three bedroom extended semi detached house, located conveniently for popular local schools, shops, transport links, 'Five Arches' and 'Foots Cray Meadows'. An ideal family home, the property is well presented, with accommodation comprising of entrance hall and an open plan living and fitted kitchen area. To the first floor there is a bathroom and three bedrooms. Additional benefits to note include no chain, double glazing, gas central heating, front garden, large rear garden with outside wc, summerhouse with electricity, wired internet and fully insulated, which would make a perfect home office and a spacious detached garage to rear with EV charging point. Viewing is highly recommended.

Local Authority: Bexley
Council Tax Band: D



