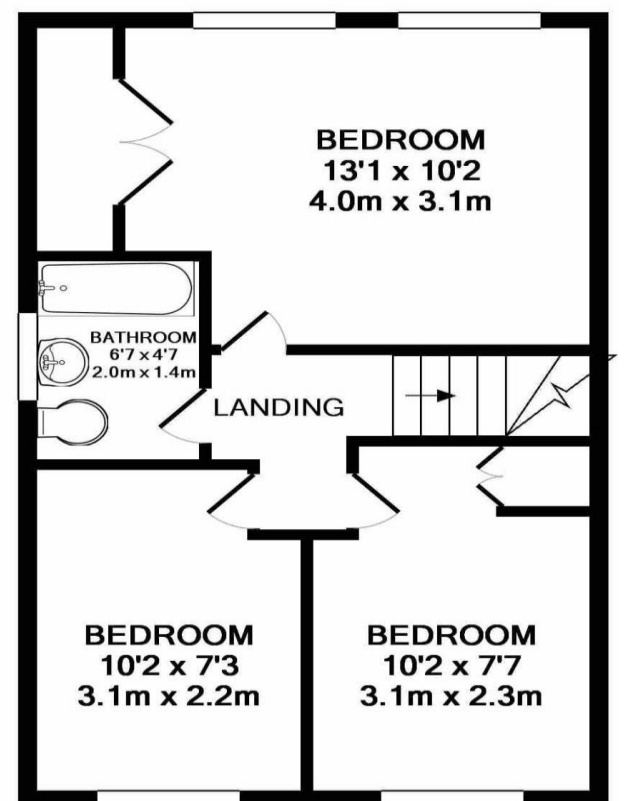
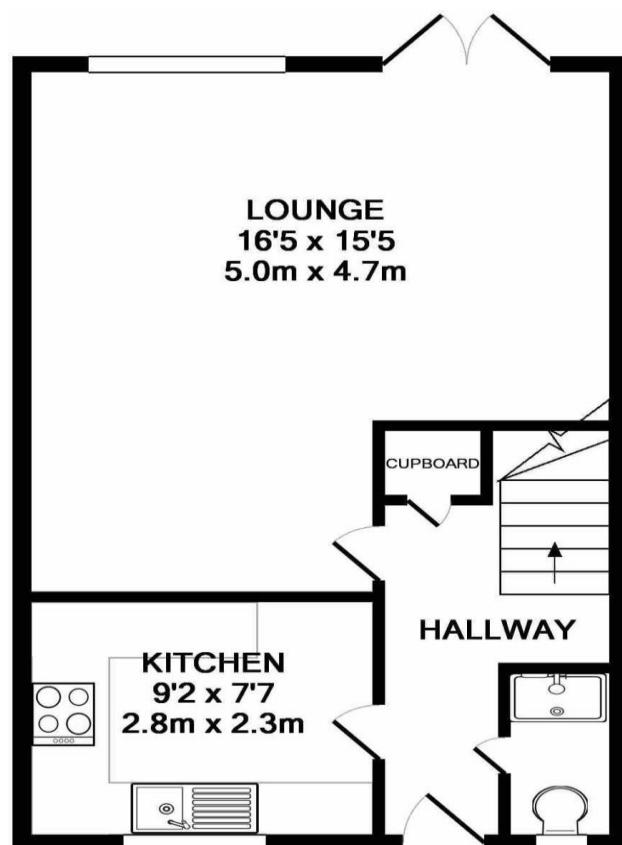




Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



GROUND FLOOR
APPROX. FLOOR
AREA 370 SQ.FT.
(34.4 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 355 SQ.FT.
(32.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 725 SQ.FT. (67.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Modern and well presented three bedroom end of terraced house, located in a quiet close, offering convenient access to local schools, shops and transport links including Abbey Wood Station and Elizabeth Line. An ideal family home, the property comprises of entrance hall, ground floor wc, kitchen and one reception room. To the first floor there is a modern bathroom and three bedrooms. Additional benefits to note include garage, off street parking, front and rear gardens, double glazing and gas central heating. Viewing is highly recommended.

Local Authority: Bexley
Council Tax Band: D

