



Wansunt Road



Total approx. area:
 118.70 sqm
 1256.14 sq.ft.



Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E		
21-38	F	36 F	
1-20	G		

This plan is for reference only and is in accordance with PMA guidelines.
 It is not to scale and all measurement are approximate.
 Fixtures and fittings are for illustrative purposes only and do not form part of a contract.



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 / four bedroom detached house, located within one of the boroughs most sought after roads, with full approved planning to extend the property to the rear, side and into the loft space creating a stunning family home. Just a short walk from Old Bexley Village, offering convenient access to a selection of popular local schools, shops, restaurants, Bexley mainline station and all other transport links. The property occupies a generous plot with a newly constructed outbuilding to the rear of the garden making a superb office / games room with additional benefits to note including garage, ample off street parking, secluded 120' rear garden, 'Crittall' windows and an 'Aga'. Viewing is highly recommended to fully appreciate the potential of this great opportunity.

Local Authority: Bexley
Council Tax Band: G

