



Weir Road

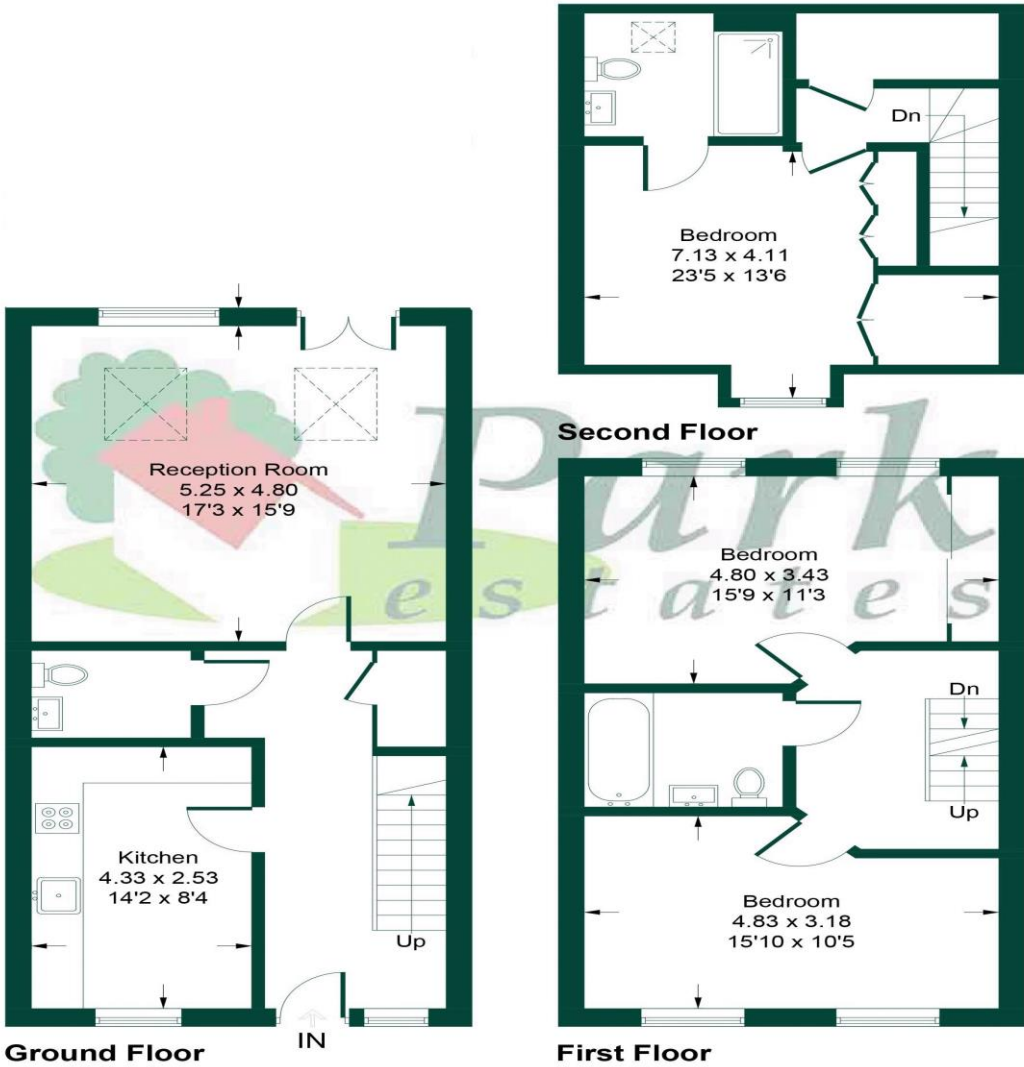
Approximate Gross Internal Area = 126 sq m / 1353 sq ft



Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	86 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Park
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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 on behalf of Park Estates (ID727323)

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.

Available from 21st July 2025. Park Estates are delighted to offer onto the market this generous and modern three double bedroom home, located within a gated development in the heart of Old Bexley Village, giving access to all local amenities including popular local schools, shops, Bexley Station and all transport links. Built in 2013, this ideal family home is well presented throughout, with accommodation comprising of entrance hall, ground floor wc, fitted kitchen / breakfast room and a reception room. To the first floor there is a family bathroom and two double bedrooms. A master bedroom and ensuite can be found on the 2nd floor. Additional benefits to note include double glazing, gas central heating, air conditioning to reception room and bedroom 2, premium 'Karndean' flooring / engineered wood in hallway and lounge, secluded rear garden with side road access and shed, two secure allocated parking spaces and a video entry phone. Viewing is highly recommended.

Local Authority: Bexley
Council Tax Band: F

