

# HUNTERS®

HERE TO GET *you* THERE



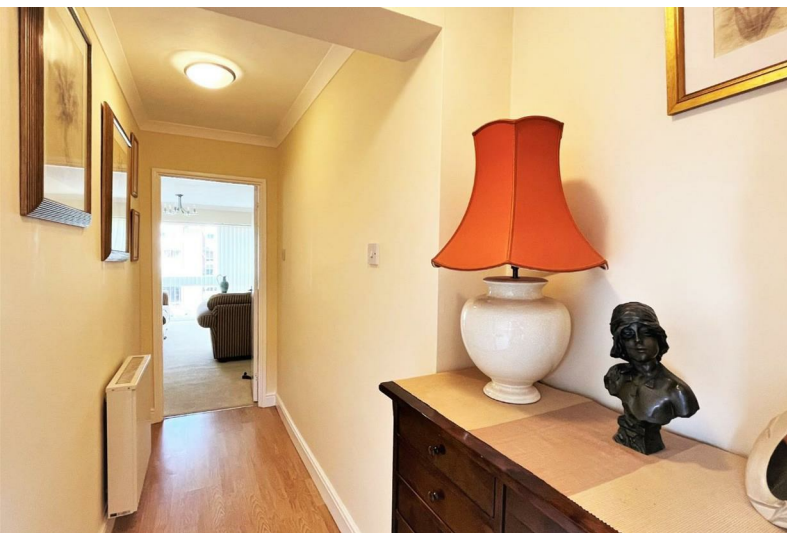
## Manor Road

Sidcup, DA15 7HY

Guide Price £315,000



Council Tax: C



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## Entrance Hall

UPVC double glazed front door, laminate flooring, storage cupboard and electric radiator.

## Living/Dining Room

14'11 x 14'4 (4.55m x 4.37m)

Two double glazed windows to side, open plan to kitchen, coved ceiling, electric radiator and carpet.

## Kitchen

9'6 x 7'4 (2.90m x 2.24m)

Double glazed window, range of wall and base units, stainless steel sink unit with mixer tap, integrated electric oven and hob, space for fridge/freezer, space for washing machine and laminate flooring.

## Hallway

Airing cupboard and carpet.

## Bedroom One

13'0 x 12'10 (3.96m x 3.91m)

Double glazed window to side, fitted wardrobes, coved ceiling, electric radiator and carpet.

## Bedroom Two

10'4 x 8'9 (3.15m x 2.67m)

(Currently being used as a dining room) Double glazed window, fitted wardrobes, electric radiator and carpet.

## Bedroom Three

10'3 x 9'5 (3.12m x 2.87m)

Double glazed window, fitted storage, electric radiator and laminate flooring.

## Bathroom

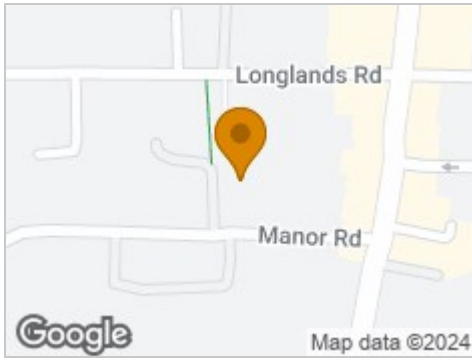
Panelled bath with shower screen and mixer tap, vanity wash hand basin unit with low-level WC, fitted mirror with storage, wall tiling and floor tiling.

## Parking

Allocated under ground parking space.



## Road Map



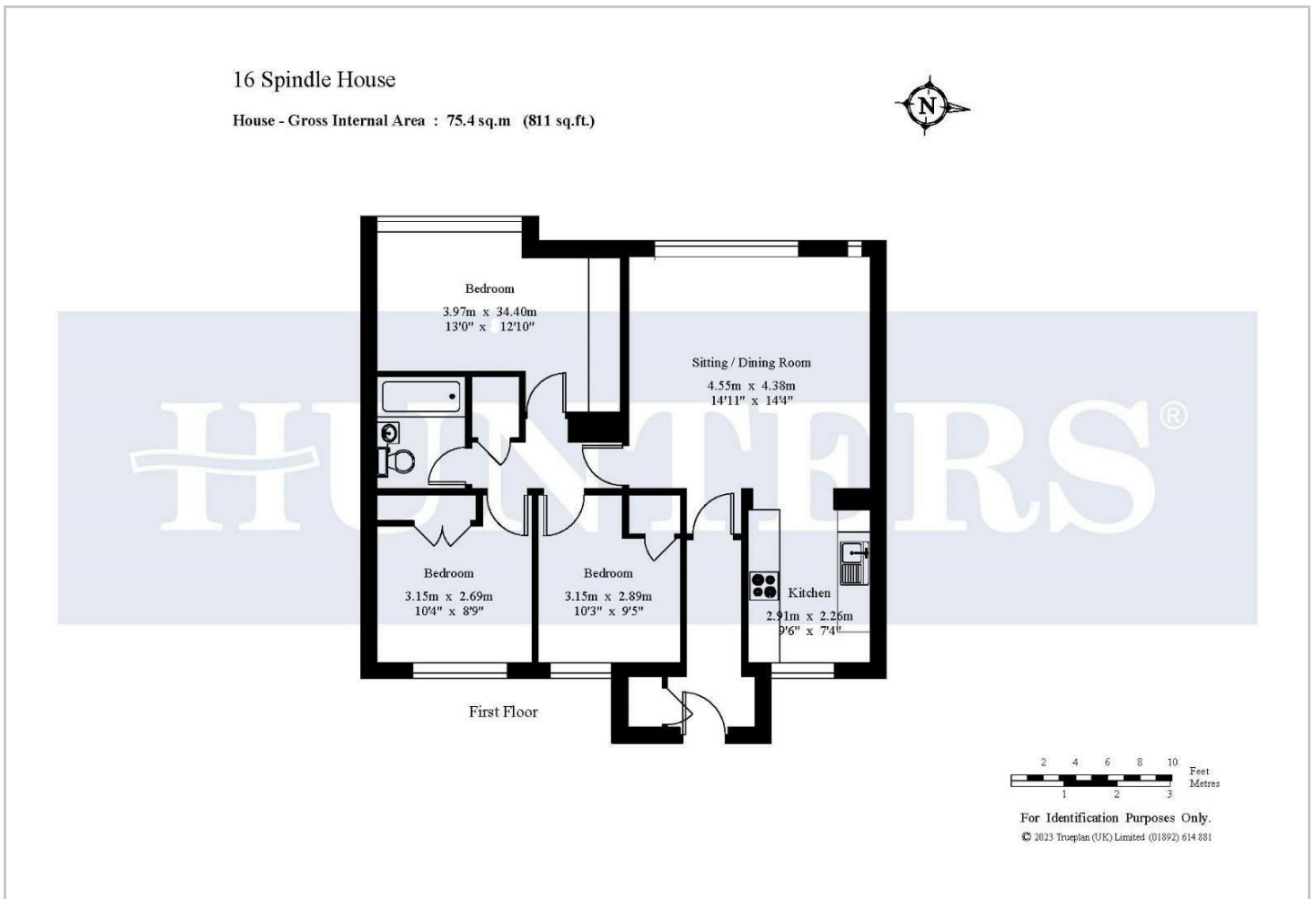
## Hybrid Map



## Terrain Map



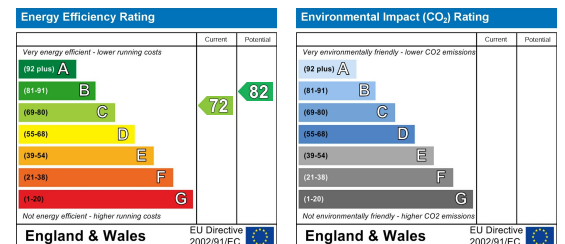
## Floor Plan



## Viewing

Please contact our Hunters Bromley & Chislehurst Office on 020 8467 1818 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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. **THINKING OF SELLING?** 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.