

COCKBURN
ESTATE AND LETTINGS AGENTS

Parkview Road

SE9 3QR



***** CHAIN FREE SALE *****

This generously proportioned two-double-bedroom first-floor maisonette on Parkview Road, SE9, offers a superb opportunity for first-time buyers seeking to step onto the property ladder, available chain-free.

Accessed via its own private entrance, this inviting home boasts a bright and airy reception room, perfect for relaxation. The fitted kitchen provides a functional space, while two comfortable double bedrooms offer ample personal space. A well-appointed bathroom completes the internal layout. The property uniquely benefits from a substantial private garden to the rear, a true asset for outdoor enjoyment, which includes a versatile garden room – ideal for a home office, gym, or simply an additional leisure space. On-street permit parking is available for residents.

Enjoying a prime location, this maisonette is within easy walking distance of New Eltham Village, offering a vibrant selection of shops, local eateries, and essential amenities. Excellent transport links are readily accessible, with New Eltham Railway Station and various bus routes providing convenient connections for commuters.

With the added advantages of a long lease, low ground rent, and no service charges, this property represents an outstanding proposition in a popular residential area. Early viewing is highly recommended to fully appreciate the space and lifestyle on offer.

Lease Length 229 Years | Ground Rent £125.00 Per Annum | No Service Charges (all figures are approx.)



Key Features:

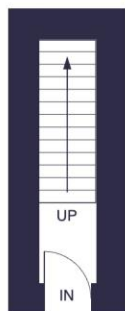
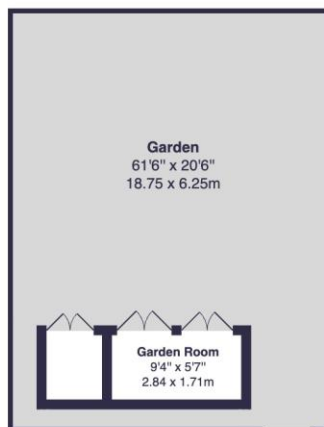
- ❑ Chain Free Sale
- ❑ First Floor Maisonette
- ❑ Two Double Bedrooms
- ❑ Generously Sized Garden To Rear With Garden Room
- ❑ Perfect For First Time Buyers Looking To Get Onto Property Ladder
- ❑ On Street Permit Parking
- ❑ Walking Distance Of New Eltham Village Shops, Eateries & Amenities
- ❑ Easy Reach Of New Eltham Railway Station + Bus Links
- ❑ Long Lease, Low Ground Rent + No Service Charges!
- ❑ Council Tax Band C - Royal Borough Of Greenwich



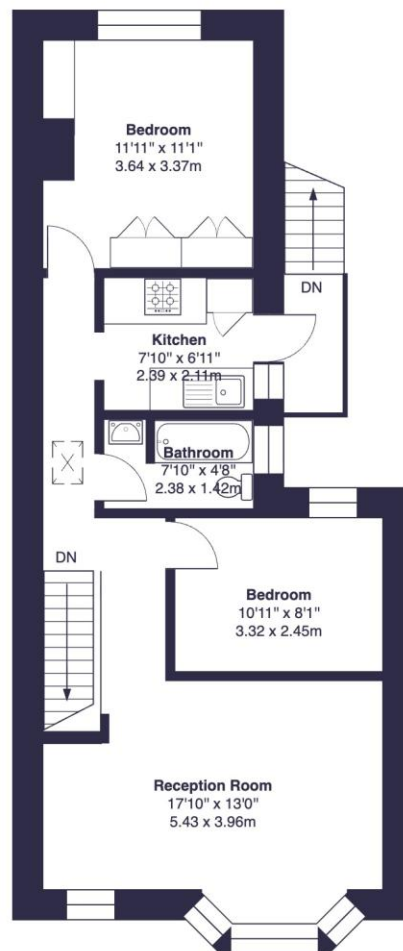


Parkview Road, SE9

Approximate Gross Internal Area = 675 sq ft / 62.7 sq m



Ground Floor



First Floor

EPC: E

COUNCIL TAX BAND: C

TENURE: Leasehold

For more information on this property or to arrange a viewing please call the office on

0208 859 8590

Alternatively, you can scan below to view all of the details of the property online.



352 Footscray Road
New Eltham
London
SE9 2EB

This floor plan was produced using RICS measurements standards 2nd edition.
For layout guidance only and not drawn to scale unless stated. Window and door openings are approximate.
Whilst every care is taken in the preparation of this plan, we would advise interested parties to check all dimensions, shapes and compass bearings prior to making any decisions reliant upon them. No liability is accepted for any errors.
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