

Your Wisest Move

WISDOM ESTATES

Independent Estate Agents



Why Live Any Where Else?
Pinewood Avenue, Sidcup

Offers in the Region of £500,000
FREEHOLD

Chain-Free and welcomed to the market for the first time in 40 years, Wisdom Estates are proud to present this spacious three-bedroom family home in a popular Sidcup location. Boasting a generous lounge/diner, conservatory and a stunning south-facing garden extending over 100ft, the property offers excellent living space throughout. Further benefits include off-street parking, garage access to rear, and potential to extend (STPP), making it ideal for growing families. EPC Rating D

FEATURES INCLUDE:

- | | |
|--|--|
| ☒ 3 Bedroom Family-Home | ☒ Driveway to Front |
| ☒ Chain-Free | ☒ 0.8 Miles to Sidcup Station |
| ☒ 100ft South-Facing Garden | ☒ Potential to Extend (STPP) |

REF: 11607

0208 090 5959
www.Wisdom-Estates.co.uk

The accommodation comprises:

DRIVEWAY A well maintained block paved driveway providing off-street parking for two vehicles, offering both convenience and a welcoming first impression.

ENTRANCE HALL 13' x 6' (3.96m x 1.83m) The Entrance Hall is bright and spacious setting the tone for the home, with a double glazed door and window to the front, a wall-mounted radiator, and stairs rising to the first floor with useful under-stair storage.

KITCHEN 10' x 6' (3.05m x 1.83m) The Kitchen has been designed to be practical with a fitted range of wall and base units, offering ample worktop space, alongside a sink and drainer, and space and plumbing for appliances. With direct access to the conservatory and natural light from the double-glazed window to rear.

CONSERVATORY 16' x 9' 3" (4.88m x 2.82m) A standout feature of the home, this impressive conservatory is flooded with natural light thanks to windows on all sides. With patio doors opening onto the garden and a seamless connection to the main living space, it creates the perfect setting for relaxing, dining or entertaining all year round.

LOUNGE / DINER 26' x 11' 0" (7.92m x 3.35m) A generous and versatile open-plan lounge / diner which flows naturally into the conservatory via double-glazed sliding doors, making it a versatile space to sit back relax, or hosting family and friends. Boasting a large double-glazed bay window to front, a wall-mounted radiator and a fitted carpet laid throughout.

FIRST FLOOR LANDING The first floor landing comprises a fitted carpet, loft-hatch access, and provides access to all rooms, with a light and airy feel.

MASTER BEDROOM 14' x 11' (4.27m x 3.35m) A spacious and comfortable double bedroom featuring a double-glazed bay window to the front, a wall-mounted radiator, a fitted carpet, and built-in wardrobes, offering both style and practicality.

BEDROOM TWO 12' x 11' (3.66m x 3.35m) A generous double bedroom overlooking the garden, complete with a fitted carpet, a wall-mounted radiator, fitted wardrobes and plenty of natural light via the large double-glazed window to rear.

BEDROOM THREE 9' x 6' (2.74m x 1.83m) A well-sized third bedroom, perfect as a child's room, home office or guest space, offering flexibility to suit a range of needs. Comprising a double-glazed window to front, a wall-mounted radiator, and a fitted carpet.

BATHROOM 7' x 6' (2.13m x 1.83m) The family bathroom comprises a double-glazed window to rear, a low-level W/C, a hand wash basin and a bath. Fully-tiled walls and tile-effect flooring allow for easy cleaning and maintenance.

GARDEN 100' A stand out feature of this home, the beautifully maintained south-facing garden extends over 100ft, offering a fantastic mix of patio, lawn and decked seating areas, all bordered by a variety of mature shrubs and bushes. Ideal for summer entertaining, family time or simply relaxing outdoors.

GARAGE The Garage is located to the rear and accessed via a service road or from the garden and provides great additional storage.

Important Note

We have not tested any services or appliances at this property. We strongly recommend that all the information which we provide is verified by yourself on inspection, and by your Surveyor and Conveyancer.

Please note that all measurements are approximate.

