

COCKBURN
ESTATE AND LETTINGS AGENTS

Cattistock Road

SE9 4AW



This delightful three-bedroom terraced home on Cattistock Road, Mottingham, is perfect for first-time buyers seeking a beautifully presented and well-connected residence.



Boasting a contemporary and neutral finish throughout, this inviting home features a large reception room, ideal for relaxation and entertaining, along with a fully fitted kitchen, w/c and modern bathroom to the ground floor. The property offers comfortable accommodation with three well-proportioned bedrooms to the first floor, ensuring a versatile living space.

Externally, the property benefits from a charming garden to the rear, providing a pleasant outdoor retreat. A fully functioning, fully insulated garden room adds further appeal and usability to the outside space. For enhanced convenience, off-street parking is available at the front. There is also significant potential to extend into the loft, subject to the necessary planning permissions, allowing for future expansion.

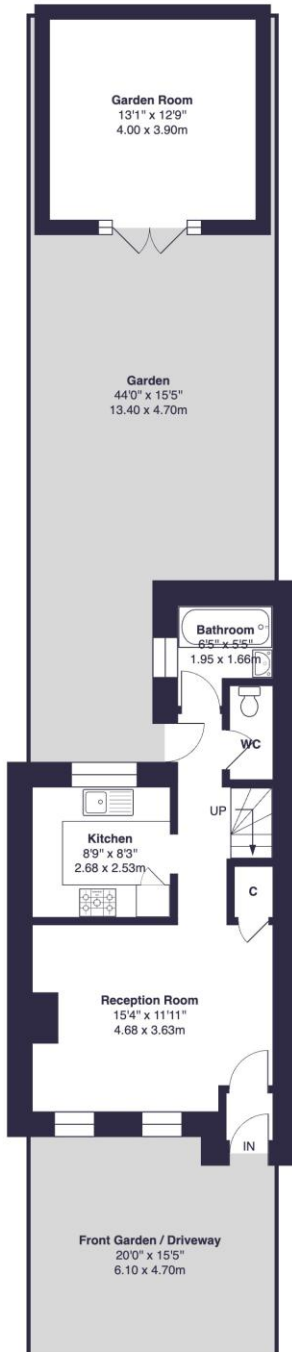
Situated in a convenient location, the property offers easy access to transport links, making commuting straightforward. Residents will appreciate being within easy reach of local shops, amenities, well-regarded schools and leisure facilities. Combining modern comforts with practical features, this property really does offer an excellent opportunity.

Contact us today to arrange your viewing!

Key Features:

- ❑ Three Bed Terraced Home
- ❑ Large Reception Room
- ❑ Charming Garden To Rear
- ❑ Fully Functioning Garden Room
- ❑ Off Street Parking
- ❑ Ideal For First Time Buyers
- ❑ Easy Reach Of Transport Links
- ❑ Finished To Modern Neutral Standard Throughout
- ❑ Potential To Extend Into Loft STPP
- ❑ Council Tax Band C - London Borough Of Bromley





Ground Floor

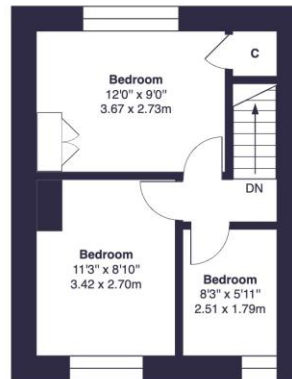


Cattistock Road, SE9

Approximate Gross Internal Area =
711 sq ft / 66.1 sq m

Outbuilding Area = 168 sq ft / 15.6 sq m

Total Area = 879 sq ft / 81.7 sq m



First Floor

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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EPC: D

COUNCIL TAX BAND: D

TENURE: Freehold

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.



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