



£435,000

Hainault Street, New Eltham, SE9 2EF

Chattertons

EST 1893

Located in a cul de sac within 5 minutes walk of New Eltham mainline station which offers zone 4 access into London.

This is a modern end of terraced house with own garden and allocated parking. The accommodation includes lounge, conservatory, modern kitchen, 2 double bedrooms and modern bathroom.

The property benefits from double glazing, gas central heating with combi boiler and new staircase.

This house is a perfect first time buy but could also be perfect for a buy to let investor. Offered to the market chain free.



Cul de sac road
5 minutes to New Eltham mainline station
Modern end of terraced house
2 double bedrooms
Allocated parking

Outside locked cupboard
Combi boiler and fuse board

Entrance hall
Oak flooring, radiator, downlights

Lounge 23' 8" x 12' 8" (7.21m x 3.86m)
Double glazed window, oak flooring, downlights, radiator, under stairs storage cupboard

Kitchen 7' 10" x 7' 5" (2.39m x 2.26m)
Double glazed window, fitted wall and base units with laminated work surface., stainless steel single drainer sink unit with mixer taps and 1.5 bowl, integrated oven and hob with extractor hood, integrated fridge freezer, washing machine to remain, metro tiled walls, downlights, oak flooring

Conservatory 11' 1" x 8' 0" (3.38m x 2.44m)
Double glazed doors to the garden, oak flooring

Own garden
Downlights
Chain free
Great first time buy
Oak flooring

Bedroom 1 12' 6" x 8' 0" (3.81m x 2.44m)
2 double glazed windows, radiator, large walk in wardrobe and additional wardrobe, downlights, radiator, carpet

Bedroom 2 12' 8" x 7' 10" (3.86m x 2.39m)
2 double glazed windows, radiator, carpet, downlights

Bathroom 7' 4" x 4' 8" (2.23m x 1.42m)
Panelled bath with shower and mixer taps and shower screen, wash hand basin with mixer taps and vanity below, low level wc, chrome heated towel rail, extractor fan

Rear garden 21' 4" x 18' 2" (6.50m x 5.53m)
With side and rear access, lawn and patio

Allocated parking
Parking space at the rear of the house





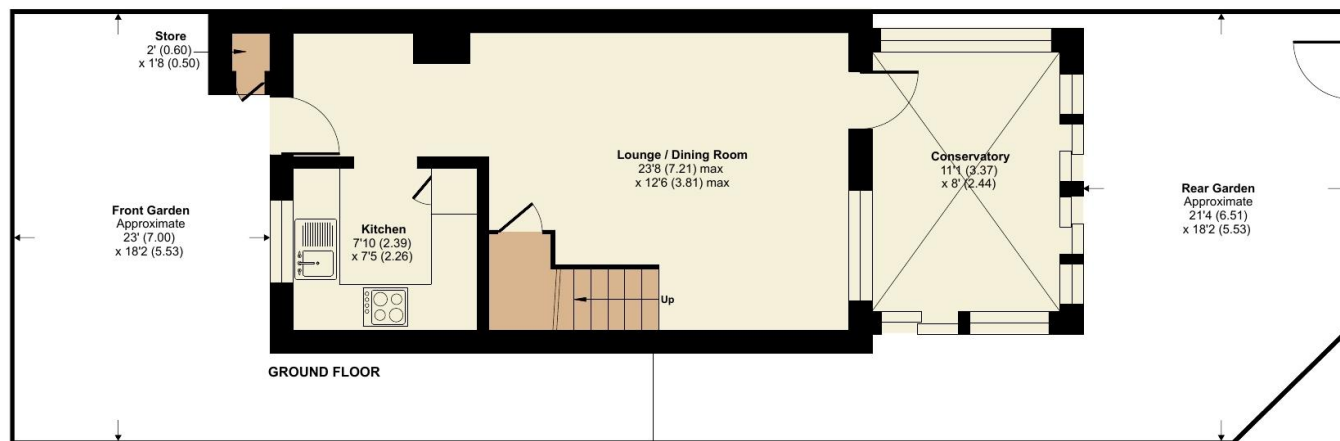
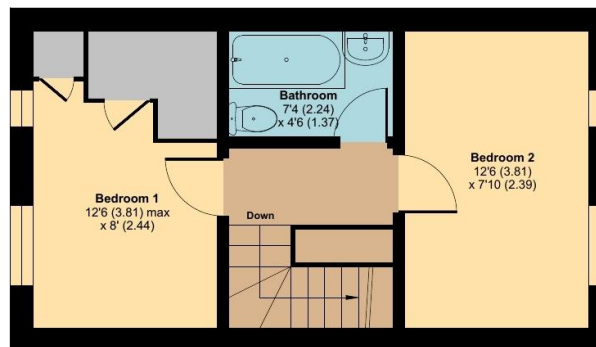
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Approximate Area = 699 sq ft / 64.9 sq m

Outbuilding = 3 sq ft / 0.3 sq m

Total = 702 sq ft / 65.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2026. Produced for Chattertons Estate Agents Ltd. REF: 1495083

All dimensions are approximate and are quoted for guidance only, their accuracy cannot be confirmed. Reference to appliances and/or services does not imply they are necessarily in working order or fit for the purpose. Buyers are advised to obtain verification from their solicitors as to the freehold/leasehold status of the property, the position regarding any fixtures and fittings and where the property has been extended / converted as to Planning approval and Building Regulation compliance. These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Where a room layout is included this is for general guidance only, it is not to scale and its accuracy cannot be confirmed. Ref Code:

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