



190 Avery Hill Road, London, SE9 2EY

Offers In Excess Of £700,000

- Three bedrooms
- Garage
- Secluded Rear Garden
- 1930's Semi Detached House
- 28' Kitchen/Diner
- EPC Rating D

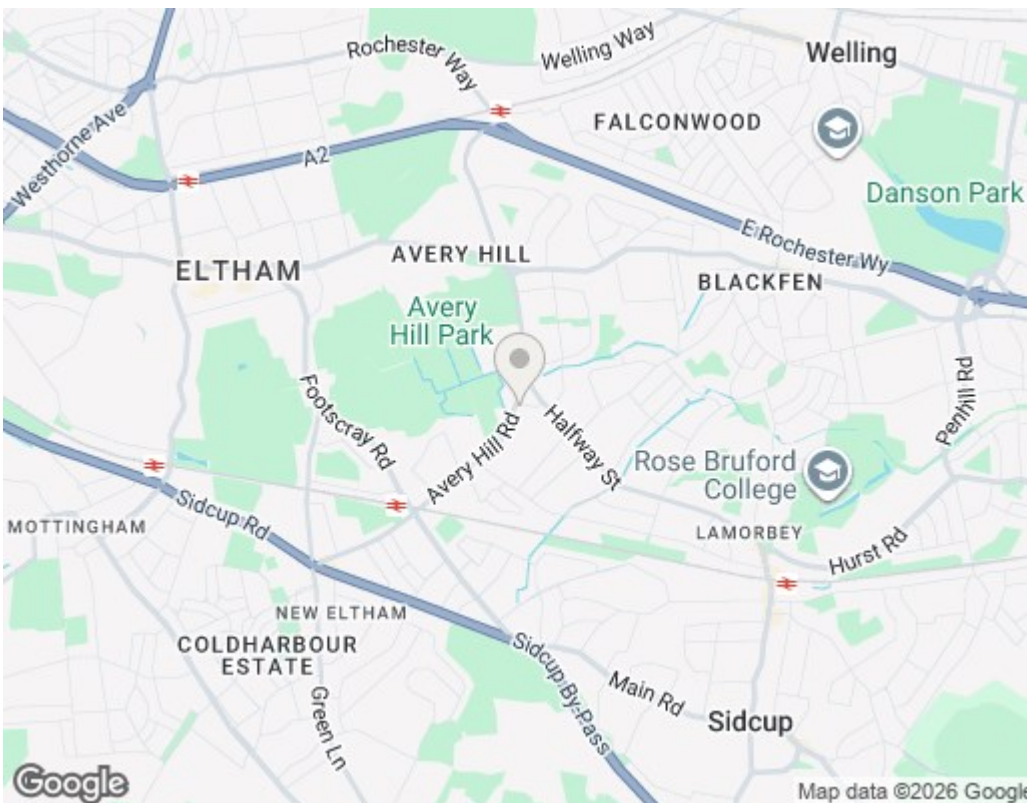
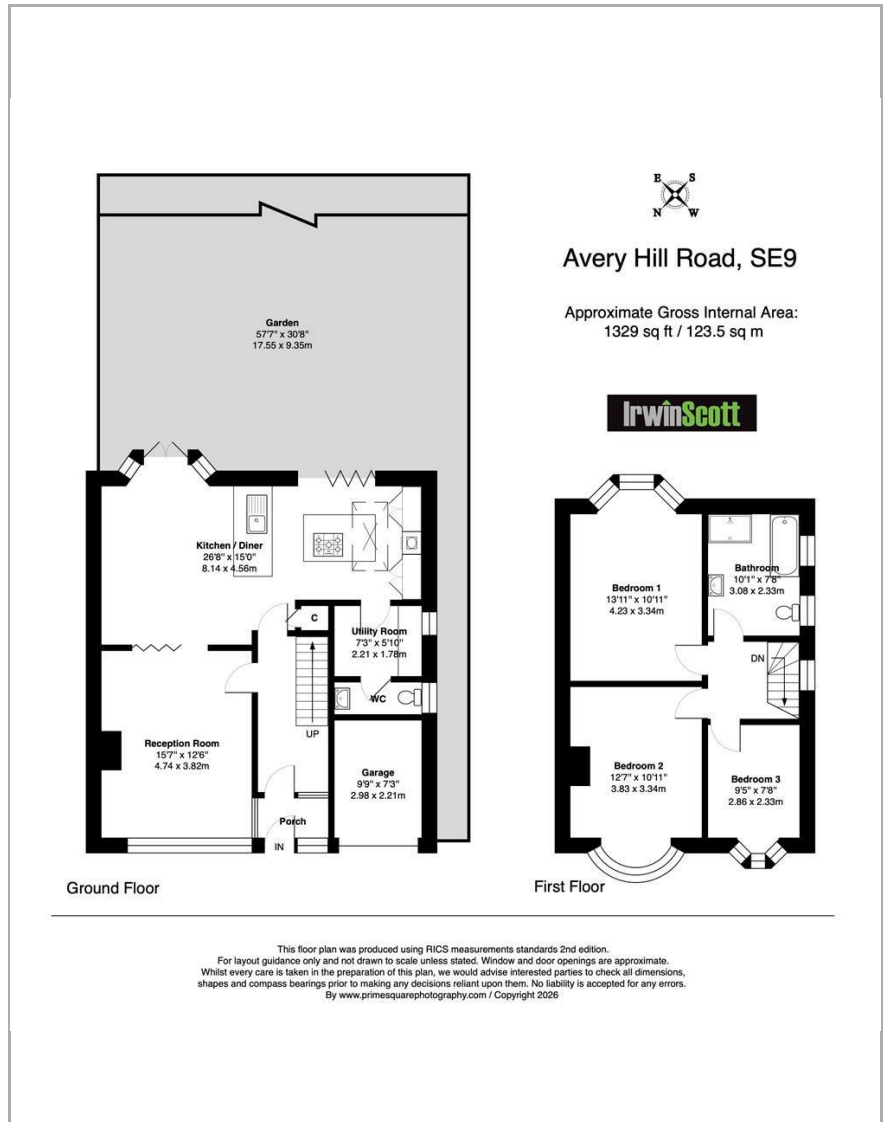
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A beautifully presented three bedroom semi detached house on Avery Hill Road SE9. This classic example of a 1930's semi is set in a perfect location in New Eltham. The property comprises of three bedrooms, a four piece family bathroom, a stunning 28' kitchen/diner both of which have under floor heating. There are bi folding doors with internal blinds that lead to a tranquil and secluded garden that you would never believe is in south east London. Avery Hill Park is close by as is New Eltham station and the local boutique restaurants, shops and bars of the village. You are also in the vicinity of popular primary and secondary schools. If you would like more details or wish to arrange a viewing appointment, do please get in touch.



Council Tax Band: E





Viewings

Viewings by arrangement only.
Call 0208 859 1100 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	65	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	