



£775,000

Old Farm Avenue, Sidcup, DA15 8AS

Chattertons

EST 1893

This is a one of a kind brand new prestigious house with a high end finish. Architecturally pleasing, this house is perfect for a professional family as it is also 10 minutes from New Eltham mainline station. The heart of the house is the stunning open plan island kitchen finished in quartz with full utility and the rest of the ground floor features a formal lounge and ground floor cloakroom, the entire ground floor also has under floor heating. On the first floor level are 4 bedrooms and 2 bathrooms. The finish all through the house is of a very high standard and there is always something special about having the new build experience. The house also has solar panels helping to make the house energy efficient. The garden has rear access and to the front is private parking. Chain free and ready to go, come and live the dream.



**Brand new prestigious house**  
**Large open plan island kitchen**  
**4 bedrooms**  
**2 bathrooms**  
**Utility room**

**Entrance hall**

Tiled floor with under floor heating, double glazed window, modern downlights

**Lounge 15' 11" x 6' 0" (4.85m x 1.83m)**

Double glazed bay window, tiled floor with under floor heating, modern downlights

**Kitchen diner 21' 11" x 20' 9" (6.68m x 6.32m)**

Bi fold doors, large skylight window, comprehensive range of storage solutions finished with marble effect quartz, integrated fridge freezer, integrated double oven, induction hob with extractor hood, island finished with marble effect quartz, integrated dishwasher, inset sink, tiled floor with under floor heating, cupboard housing combi boiler, modern downlights

**Utility room 6' 2" x 4' 3" (1.88m x 1.29m)**

Cupboard housing stacked washing machine and dryer, door to the garden, tiled floor

**Ground floor cloakroom**

Frosted double glazed window, low level wc, wall hung wash hand basin with mixer taps, tiled floor

**Stairs to the first floor**

Stylish carpet runner

**Under floor heating to the ground floor**  
**Solar panels**  
**Rear garden has side access**  
**High end finish**  
**10 minutes to New Eltham mainline station**

**Bedroom 1 13' 0" x 13' 0" (3.96m x 3.96m)**

Double glazed sliding door with glass screen, vertical radiator, carpet, modern downlights

**En suite**

Frosted double glazed window, shower with backlit recessed shelf, wall hung wash hand basin with mixer taps, chrome heated towel rail, bathroom mirror extractor fan tiled walls and floor with under floor heating, modern downlights

**Bedroom 2 11' 7" x 11' 6" (3.53m x 3.50m)**

Double glazed window, radiator, carpet, modern downlights

**Bedroom 3 11' 6" x 8' 4" (3.50m x 2.54m)**

Double glazed window, radiator, carpet, modern downlights

**Bedroom 4 10' 6" x 10' 1" (3.20m x 3.07m)**

Double glazed window, radiator, carpet, modern downlights

**Bathroom 8' 9" x 5' 6" (2.66m x 1.68m)**

Shower bath, back light accent lighting, wall hung wash hand basin with mixer taps, wc, extractor fan tiled walls and floor

**Rear garden 32' 10" x 19' 0" (10.00m x 5.79m)**

With side access

**Front driveway**

Providing parking

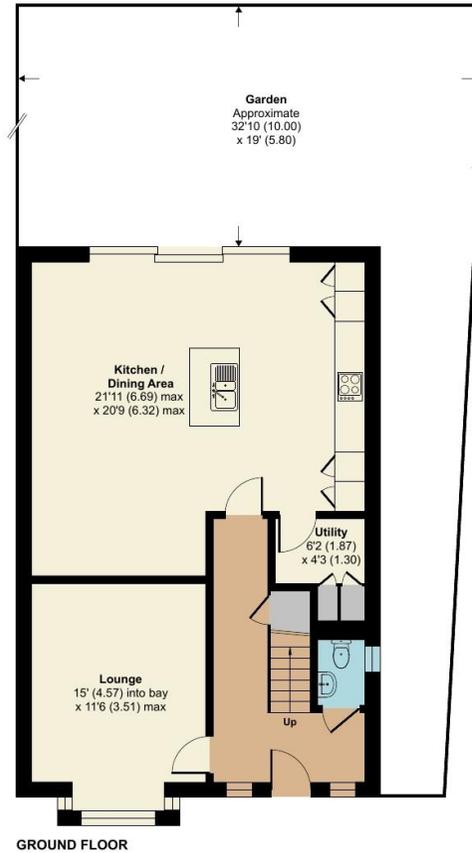




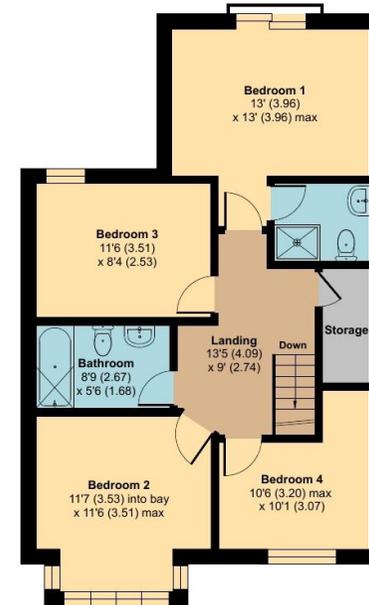
# Old Farm Avenue, Sidcup, DA15

Approximate Area = 1449 sq ft / 134.6 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Chattertons Estate Agents Ltd. REF: 1420290

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