

£475,000

Green Lane, New Eltham, SE9 2AP

Chattertons

EST 1893

This is a picture perfect period house with bare brick exterior and presented to the market in excellent condition. The accommodation includes 2 receptions, extended kitchen diner with french doors to the outside, 2 bedrooms and lovely upstairs bathroom which is modern and yet styled with a a nod to the past. To the rear is a west facing garden which back on to the Royal Blackheath Golf club which is home to the oldest golf club in the world, the outlook to the rear is literally just green.
Located 10 minutes from New Eltham mainline station and also close by to Eltham high street.









Picture perfect period house
Bare brick exterior
West facing garden
Backing onto Royal Blackheath golf course
2 bedrooms

Lounge 12' 11" x 10' 2" (3.93m x 3.10m)
Double glazed sash window, laminate flooring, radiator

Dining room 12' 11" x 10' 8" (3.93m x 3.25m)
Double glazed window, radiator, laminate flooring

Kitchen diner 15' 0" x 8' 0" (4.57m x 2.44m)
Double glazed french doors to the garden and double glazed door to the garden, fitted wall and base units with wood block work surface with enamel single drainer sink unit with 1.5 bowl and mixer taps, gas hob with integrated oven and extractor hood, tiled walls, laminate flooring, plumbing for washing machine and plumbing for dishwasher, cupboard housing boiler

Beautiful bathroom
Double glazed sash windows to the front
Excellent condition
Less than 10 minutes to New Eltham station
Great first time buy

Bedroom 1 12' 11" x 9' 10" (3.93m x 2.99m)
2 double glazed sash windows, fireplace, laminate flooring, built in wardrobe

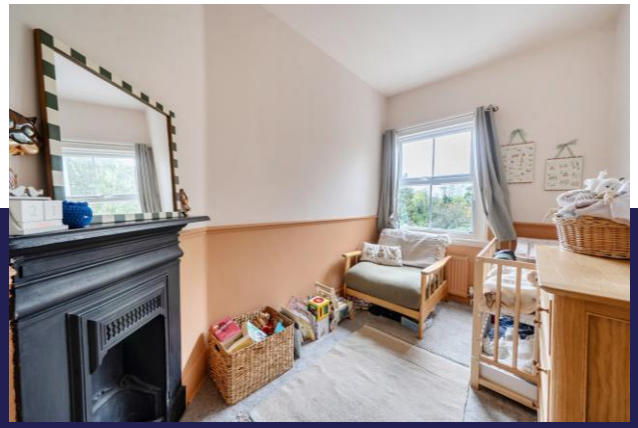
Bedroom 2 10' 7" x 6' 6" (3.22m x 1.98m)
Double glazed window, radiator, fireplace, carpet

Bathroom 8' 3" x 8' 0" (2.51m x 2.44m)
Frosted double glazed window, free standing bath with mixer taps and shower above with screen, wash hand basin with vanity below and mixer taps, low level wc, tiled walls and floor, extractor fan

Rear garden 49' 3" x 13' 3" (15.00m x 4.04m)
West facing patio and laid to lawn, timber shed, backing on to Royal Blackheath golf course







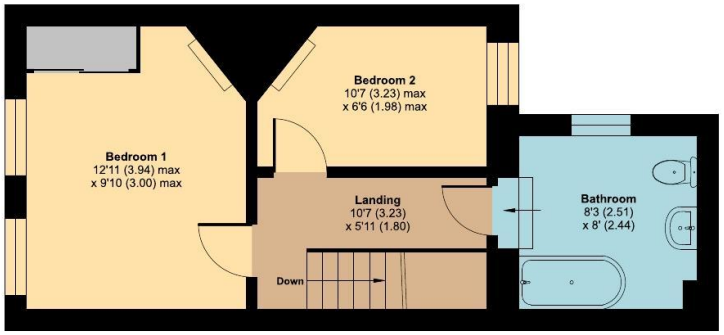






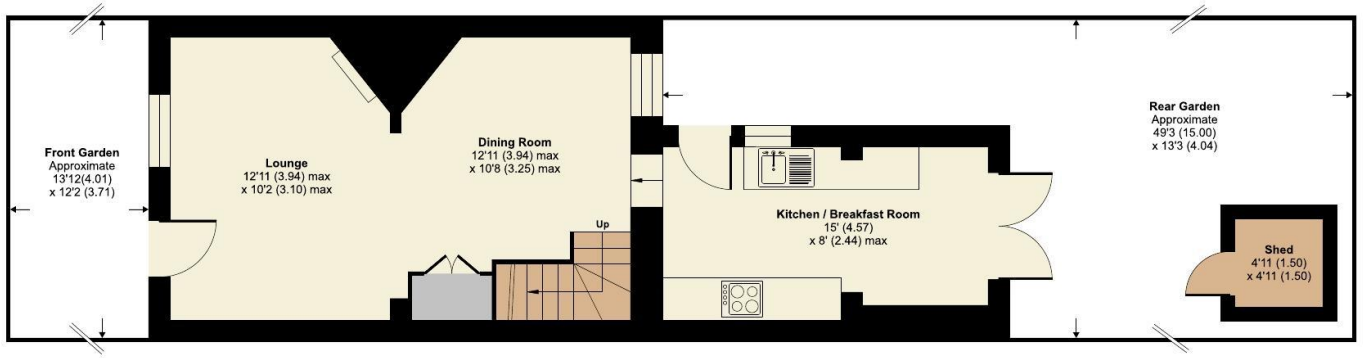
Green Lane, London, SE9

Approximate Area = 760 sq ft / 70.6 sq m
Outbuilding = 24 sq ft / 2.2 sq m
Total = 784 sq ft / 72.8 sq m
For identification only - Not to scale



FIRST FLOOR





GROUND 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: 1547137

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