

**£795 pcm**

**Willow Grange, Lansdown Road, Sidcup, DA14 4EL**



- WELL MAINTAINED TOP FLOOR STUDIO FLAT
- ELECTRIC HEATING & DOUBLE GLAZED WINDOWS
- SPACIOUS LIVING / BEDROOM AREA
- OPEN PLAN KITCHEN WITH A RANGE OF WALL & BASE UNITS
- LARGE WALK-IN STORAGE AREA
- MODERN BATHROOM WITH SHOWER CUBICLE
- COMMUNAL GARDENS & 1 X PARKING SPACE

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## WELL MAINTAINED TOP FLOOR STUDIO FLAT: UNFURNISHED

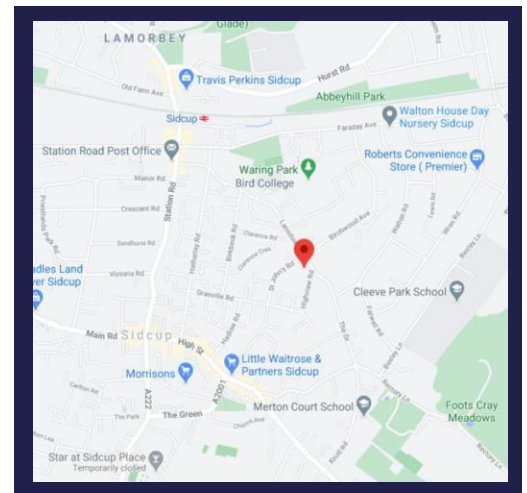
A well maintained top (2nd) floor studio flat. Situated in popular residential location and close to all local amenities including: shops, high street, bus routes and within easy access of Sidcup mainline railway station.

The property benefits from electric heating and double glazed windows.

The accommodation comprises: Communal entrance with stairs leading to front door. Entrance hallway. Spacious living / bedroom area with wood laminate flooring and 2 x storage cupboard (containing washing machine). Open plan kitchen fitted with a range of modern wall and base units, electric oven, hob extractor and integrated fridge / freezer. Large walk-in storage area. Modern bathroom with wash hand basin, shower cubicle and W.C. Externally there are communal gardens and 1 x parking space to the rear.

The property is available early April.

Restrictions: no pets, smokers or students. Would ideally suit a professional couple or single person.



Energy Efficiency Rating E.  
(48/78) EIR 0/0

# If you would like to view please contact Drewery Property Consultants on **020 8269 6600**

These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed. Intending tenants should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements quoted are approximate. None of the appliances/services have been tested by ourselves.

\*Important - Admin fees apply per applicant. Please visit our website [www.drewery.co.uk](http://www.drewery.co.uk) (information for tenants - Fees & other costs) or contact our staff.