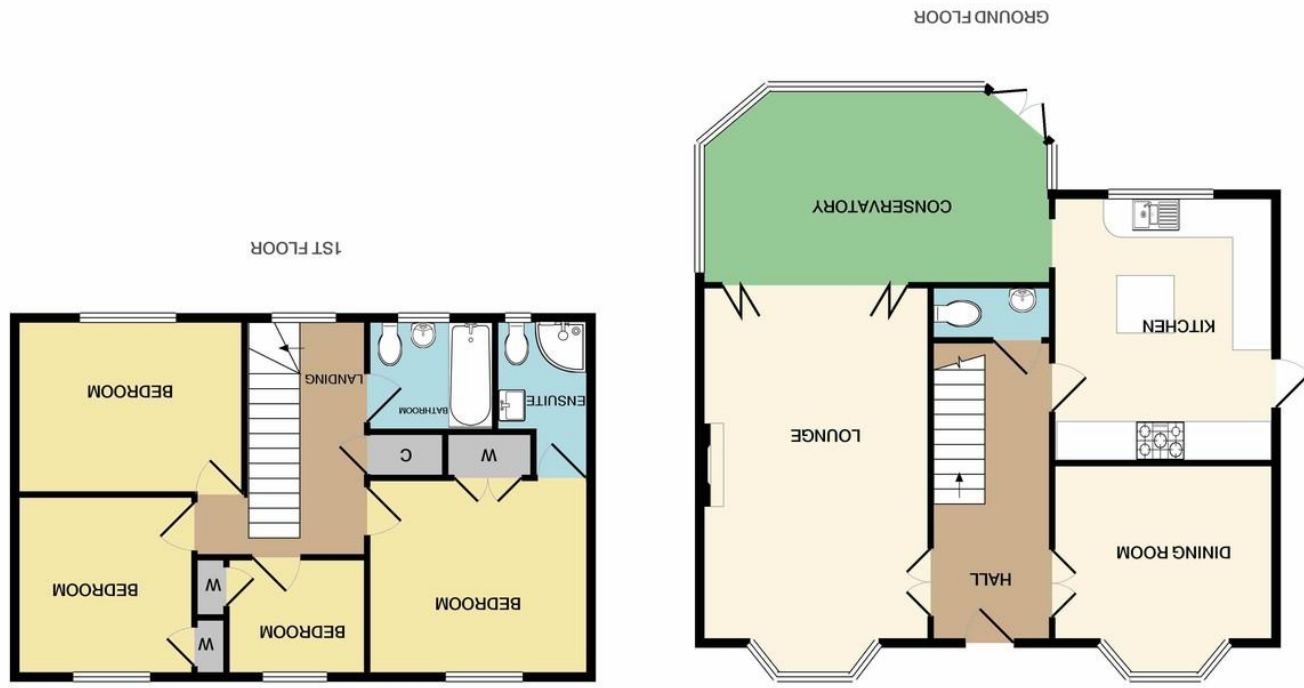


Measurements are approximate. Not to scale. Illustrative purposes only.
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Marrabon Close

Sidcup, DA15 9EF

VIDEO TOUR AVAILABLE

Private Gated Cul-De-Sac location. Four bedroom detached house. Walking distance to Sidcup station and local shops. Early viewing is highly recommended. CHAIN FREE.

Main Features

- Four bedroom detached house
- Small private, gated cul-de-sac
- Short walk to Sidcup station, local shops and schools
- Easy access to A2/M2 motorway
- Chain Free
- Two receptions

FULL DESCRIPTION

VIDEO TOUR AVAILABLE

We are delighted to offer this four bedroom detached house situated in a private, gated cul-de-sac and walking distance to Sidcup station, shops and schools.

The property briefly comprises: Entrance hall, two reception rooms, luxury fitted kitchen, large modern conservatory and downstairs cloakroom. To the first floor is the master bedroom with en-suite shower room, three further double bedrooms and the family bathroom.

Externally there are gardens to the front and side, off street parking to the side and a double width garage.

This property is offered chain free and earliest internal viewing is highly recommended.

Entrance hall

Lounge

18' 3" x 11' 7" (5.56m x 3.53m)

Dining room

11' 4" x 11' 1" (3.45m x 3.38m)

Kitchen

13' 5" x 11' 3" (4.09m x 3.43m)

Conservatory

18' 1" x 10' 6" (5.51m x 3.2m)

Downstairs cloakroom

First floor landing

Bedroom one

11' 5" x 10' 0" (3.48m x 3.05m)

Ensuite

Bedroom two

11' 9" x 9' 4" (3.58m x 2.84m)

Bedroom three

9' 11" x 8' 10" (3.02m x 2.69m)

Bedroom four

6' 11" x 6' 10" (2.11m x 2.08m)

Family bathroom



Outside

Front garden.
Rear garden approx. 45' laid to lawn with patio area and paved area to side.
Driveway to side with park for and double detached garage with up and over door.

Additional Information

Council Tax Band G £799,995 per annum.
Local authority Bexley London Borough Council
Current EPC Rating 62
Potential EPC Rating 77

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.
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