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Craybrooke Road, Sidcup
 Total area: approx. 114.2 sq. metres (1229.2 sq. feet)



Craybrooke Road

Sidcup, DA14 4HL

VIDEO TOUR AVAILABLE

A modern and beautifully presented 3 double bedroom house that is positioned in a popular tree lined road just off Sidcup High Street with its variety of shops, coffee bars and restaurants. We feel this would make a great family home and internal viewing comes highly recommended so as to appreciate the great feeling of space.

Main Features

- Modern 3 double bedroom house
- Location just off Sidcup High Street
- Convenient for highly desirable schools
- Off street parking and low maintenance garden
- Large open plan lounge/diner
- Upstairs bathroom and downstairs cloakroom
- Ideal family home

FULL DESCRIPTION

A modern and beautifully presented 3 double bedroom house that is positioned in a tree lined road just off Sidcup High Street with its variety of shops, coffee bars and restaurants. The location also provides access to Sidcup train station and some highly desirable schools.

The house would make a great family home and briefly comprises of: Entrance hall, downstairs cloakroom, a well presented kitchen and a deceptively spacious lounge which leads out on to the rear garden. The first floor has 2 double bedrooms and a family bathroom and then the second floor houses another double bedroom plus storage. Externally there is off street parking to the front, side access and an easy maintenance rear garden with artificial turf and patio seating area.

This is a great chance to purchase a modern house with 3 double bedrooms and in such a central location.

Entrance hall

12' 6" x 9' 1" (3.81m x 2.77m)

Lounge/diner

19' 6" x 15' 5" (5.94m x 4.7m)

Downstairs cloakroom

7' 1" x 4' 8" (2.16m x 1.42m)

First floor landing

Bedroom one

15' 4" x 13' 4" (4.67m x 4.06m)

Bedroom two

15' 2" x 8' 5" (4.62m x 2.57m)

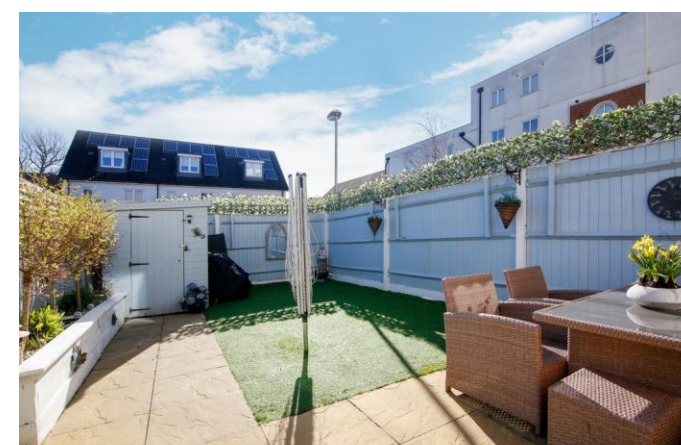
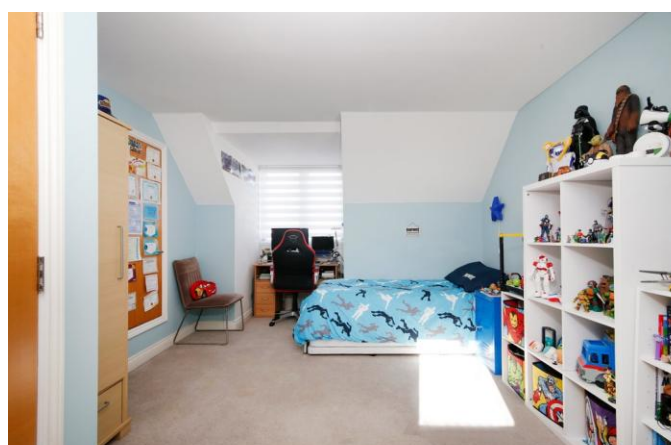
Bathroom

7' 3" x 6' 8" (2.21m x 2.03m)

Second floor landing

Bedroom three

21' 9" x 12' 0" (6.63m x 3.66m)



Outside

Off street parking to the front. Rear garden laid to lawn with patio area. Garden shed.

Additional Information

Council Tax Band E £2,257 per annum.
Local authority Bexley London Borough Council
Current EPC Rating 75
Potential EPC Rating 82

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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