Guide Price £400,000 Freehold

Widecombe Road, Mottingham, London SE9 4HQ

PROPERTY DESCRIPTION

GUIDE PRICE • £400,000 - £425,000 • RE/MAX SELECT are delighted to offer for sale this immaculate terraced house located in a popular location, close to schools, amenities, and transport links. This property comprises 3 bedrooms, large living room, fitted kitchen, conservatory, and family bathroom.

Further benefits include double glazing, gas central heating, and large rear garden with garden room.

Total Internal Area approx: 919.45 sq ft (85.42 sq m).

ROOM DESCRIPTIONS

Ground Floor

Living / Dining Room
Wood flooring, radiator, feature fireplace, double glazed bay windows.

Kitchen
Wood-effect flooring; range of wall and base units with complementary worktops; stainless steel sink with mixer tap; stainless steel extractor hood; space and connections for free-standing cooker; space and connections for fridge/freezer; space and connections for dishwasher.

Conservatory
Tiled flooring; radiator, space and connections for washing machine; space and connections for dryer; double glazed windows; double glazed doors leading to rear garden.

Family Bathroom
Wood-effect flooring; panelled bath with mixer tap and thermostatic rainfall shower fitting; vanity unit with wash-hand basin; w/c, heated-towel rail, double glazed frosted window.

First Floor

Landing
Carpeted; access to loft.

Bedroom
Carpeted, radiator, built-in wardrobes, storage cupboard, double glazed windows.

Bedroom
Carpeted, radiator, built-in wardrobes, double glazed windows.

Bedroom
Carpeted, radiator, double glazed windows.

External

Front Driveway
Off street parking; block-paved.

Rear Garden
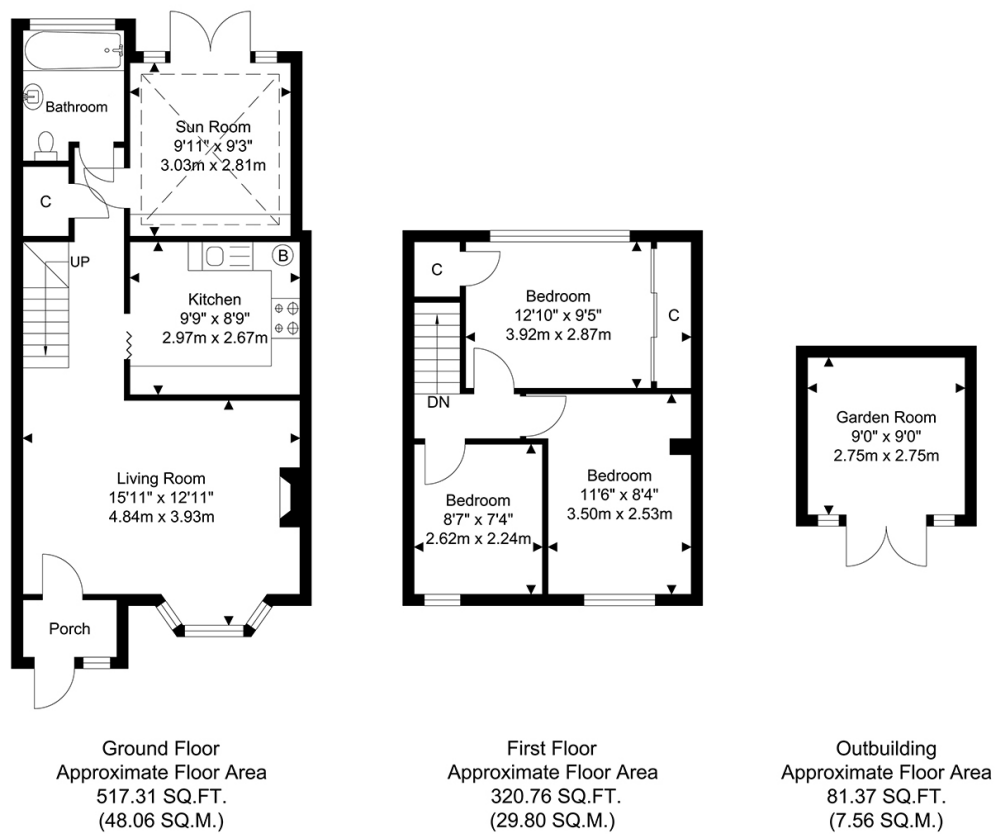Patio, lawn, access to garden room.

Garden Room
Electrical power.

Information
• 0.6 miles (approx) to Mottingham Station
• 1 miles (approx) to New Eltham Station
• 0.4 iles (approx) to Coldharbour Leisure Centre
• Council Tax: Band C

FLOORPLAN

Bathroom

Sun Room
9'11" x 9'3"
3.03m x 2.81m

C

UP

Kitchen
9'9" x 8'9"
2.97m x 2.67m

B

Living Room
15'11" x 12'11"
4.84m x 3.93m

Porch

Ground Floor
Approximate Floor Area
517.31 SQ.FT.
(48.06 SQ.M.)

C

Bedroom
12'10" x 9'5"
3.92m x 2.87m

C

DN

Bedroom
8'7" x 7'4"
2.62m x 2.24m

Bedroom
11'6" x 8'4"
3.50m x 2.53m

First Floor
Approximate Floor Area
320.76 SQ.FT.
(29.80 SQ.M.)

Garden Room
9'0" x 9'0"
2.75m x 2.75m

Outbuilding
Approximate Floor Area
81.37 SQ.FT.
(7.56 SQ.M.)

TOTAL APPROX FLOOR AREA 919.45 SQ. FT / 85.42 SQ. M
For Identification Purposes Only.

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