

£550,000

The Oval, Sidcup, Kent, DA15 9ES

Christopher
Russell
PROPERTY SERVICES



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Christopher Russell Property Services

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Two double-bedroom semi-detached bungalow situated in a prime location opposite the extremely popular Conservation Shopping Parade at The Oval.

This spacious bungalow offers versatile accommodation and is being sold with no onward chain offering excellent potential to extend to the rear and into the loft space (subject to the usual planning consents). The accommodation comprises an entrance hall, lounge, dining room, two double bedrooms, kitchen, and bathroom.

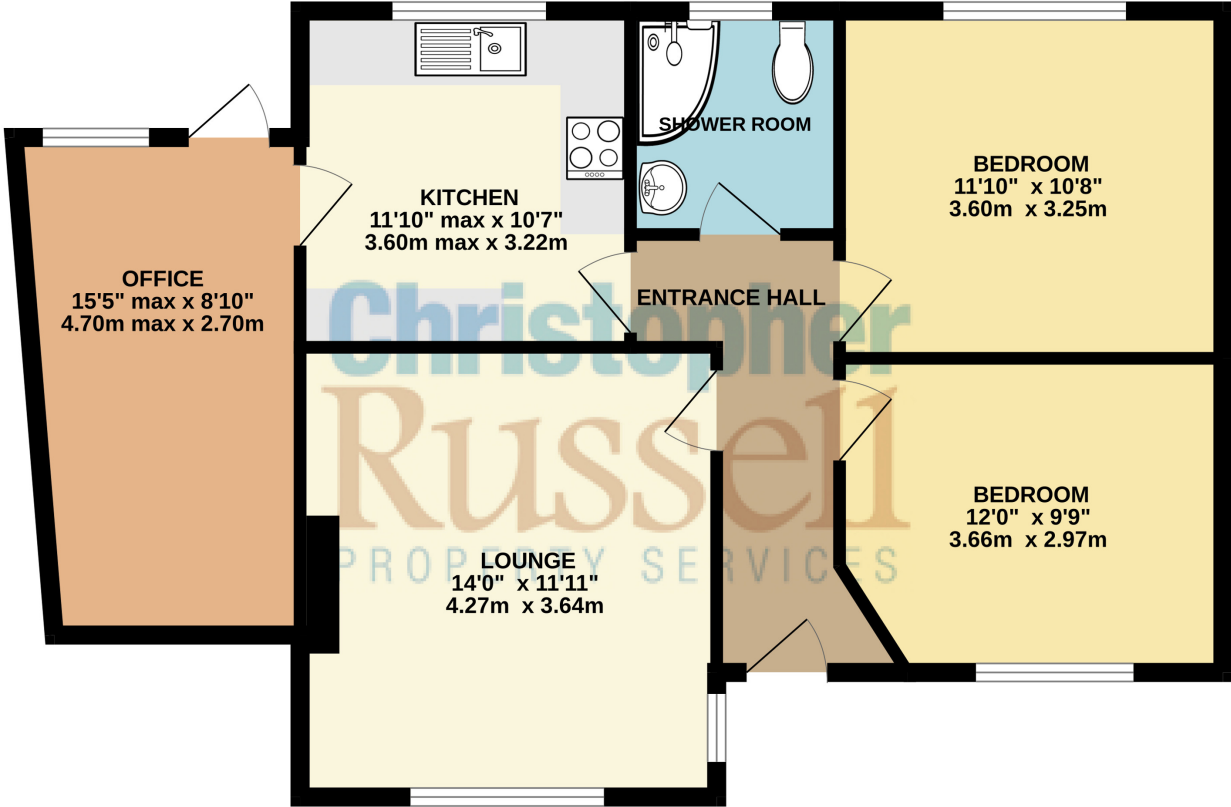
The former garage has been converted into a hobby/crafts room with access to the rear garden.

Externally, the property benefits from a driveway providing off-street parking to the front. The rear garden extends to approximately 90ft and enjoys rear access onto Rutland Avenue.

Council Tax Band E.



GROUND FLOOR
757 sq.ft. (70.4 sq.m.) approx.



TOTAL FLOOR AREA : 757 sq.ft. (70.4 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		84
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC