



£350,000 Share of Freehold
1 bedroom flat

Blythe Hill
Catford

Read all about it...

A charming one-bedroom ground floor flat with a private garden, ideally located on Blythe Hill.

Stepping inside, this bright home features wood flooring, a light-filled lounge, modern kitchen, double bedroom, and bathroom. A conservatory opens onto the private garden — perfect for relaxing or entertaining.

Conveniently situated near Catford and Catford Bridge stations, offering fast links to Central London. The area is well served by local shops, cafés, restaurants, and green spaces, including Blythe Hill Fields, Ladywell Fields, and the River Pool Linear Park.

Tenure: Share of Freehold | **Council Tax:** Lewisham band C

GROUND FLOOR

Living Room

4.65m x 3.85m (15' 3" x 12' 8")

Double-glazed bay windows, pendant ceiling light, radiator, wood flooring.

Kitchen

3.55m x 2.91m (11' 8" x 9' 7")

Double-glazed window and door to conservatory, inset ceiling spotlights, fitted kitchen units, sink with mixer tap and drainer, integrated oven, gas hob and extractor hood, wood flooring.

Conservatory

3.49m x 1.85m (11' 5" x 6' 1")

Double-glazed door to garden.

Bedroom

3.60m x 3.11m (11' 10" x 10' 2")

Double-glazed window, pendant ceiling light, radiator, wood flooring.

Bathroom

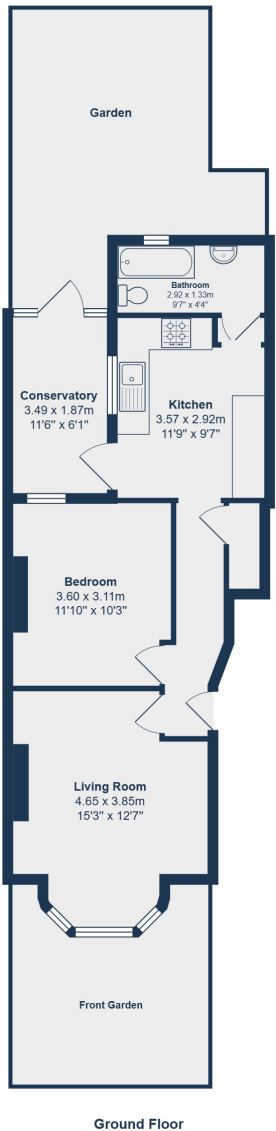
2.92m x 1.33m (9' 7" x 4' 4")

Double-glazed window, ceiling light, bathtub with shower and screen, washbasin, WC, heated towel rail, vinyl flooring.

OUTSIDE

Garden

Private garden with steps leading to wood decking.



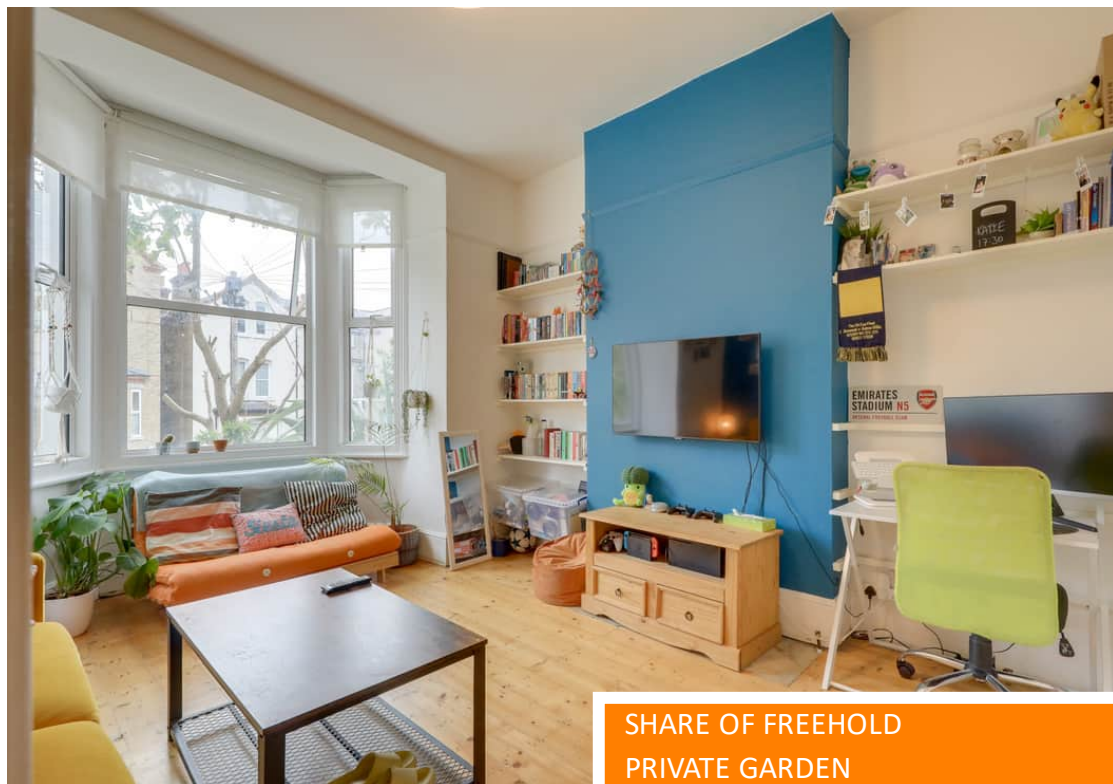
Total Area: 55.4 m² ... 596 ft² (excluding gardens)

Drawn for Stanfords Sales & Lettings
This floorplan is for illustrative purposes only. Whilst every effort has been made to ensure the accuracy of the plan, the dimensions and total area are approximated only and should not be relied upon.

Like what you see?

Call 020 8690 3656 or email us at catford@stanfordestates.london
to arrange a viewing or request further information

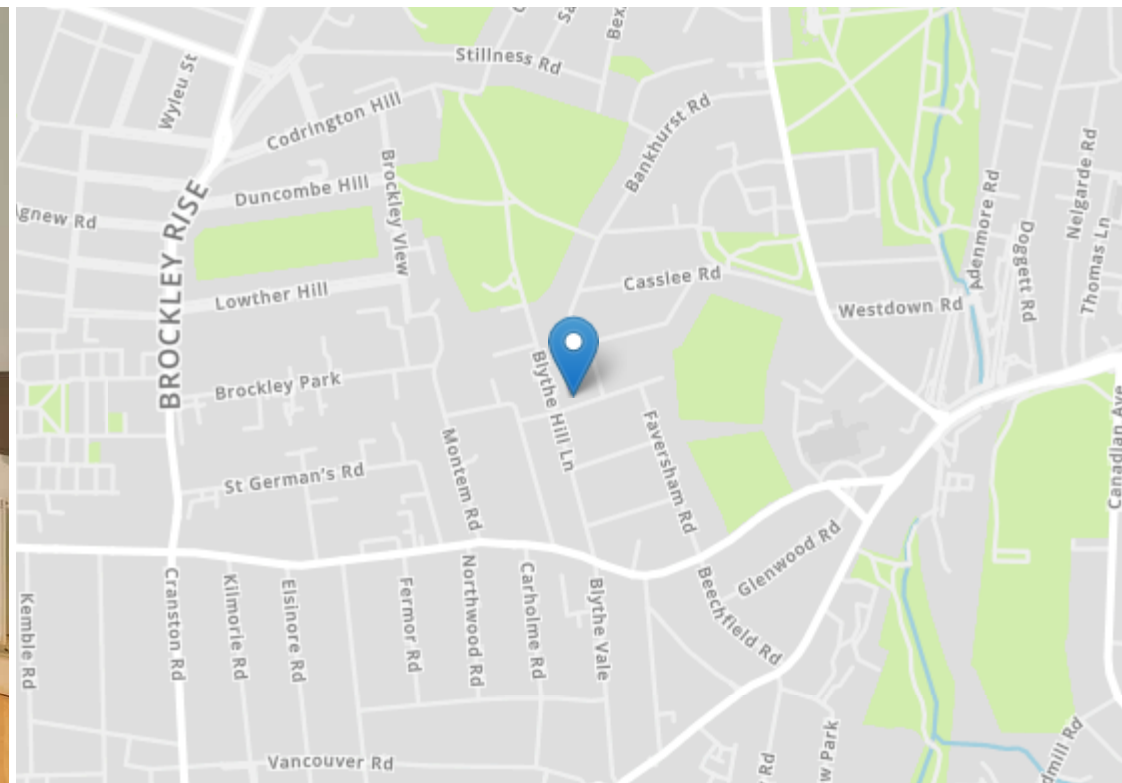
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SHARE OF FREEHOLD
PRIVATE GARDEN
0.6MI TO TWIN CATFORD STATIONS

GROUND FLOOR FLAT
CLOSE TO BLYTHE HILL FIELDS
0.8MI TO HONOR OAK PARK STATION





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
	69	77
EU Directive 2002/91/EC		
England, Scotland & Wales		



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