



Guide Price £450,000

**Lyndon Avenue, Sidcup, Kent, DA15
8RN**

**Christopher
Russell**
PROPERTY SERVICES



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Guide Price From £450,000 to £475,000

A beautifully presented extended three-bedroom terraced house that has recently undergone a a lot of modernisation.

The property features a newly installed kitchen, modern bathroom suite, new floor coverings throughout, and has been completely redecorated.

Situated in an ideal location to well regarded schools, Falconwood train station, local shops and transport facilities.

Offered as end of chain, the accommodation comprises a spacious open-plan kitchen/diner and separate lounge on the ground floor, with three well-proportioned bedrooms and a family bathroom on the first floor.

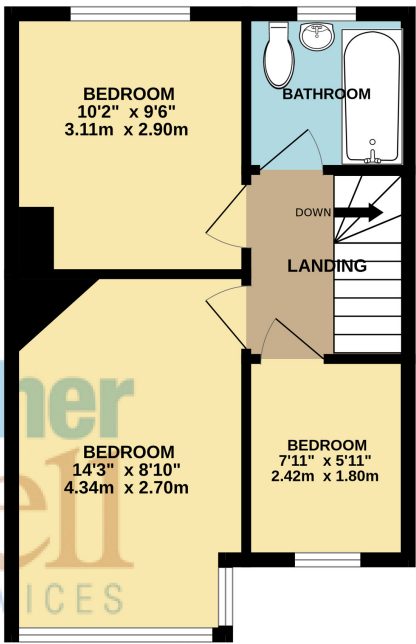
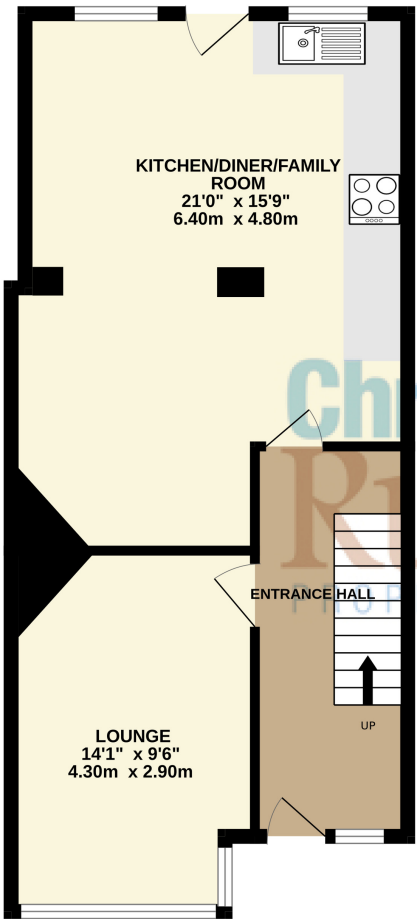
Finished to a good standard throughout, this home is ready to move into and ideal for first-time buyers or downsizers.

Outside there is off street parking on the front driveway and a rear garden extending approximately 90ft.



GROUND FLOOR
519 sq.ft. (48.2 sq.m.) approx.

1ST FLOOR
357 sq.ft. (33.2 sq.m.) approx.



TOTAL FLOOR AREA : 876 sq.ft. (81.4 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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