



Guide Price £525,000 Freehold



Chailey Close, Sidcup, Kent DA15 9BE



PROPERTY DESCRIPTION

GUIDE PRICE £525,000 - £550,000 • RE/MAX SELECT are delighted to offer for sale this rare-to-the-market end of terrace house, located in a small development close to schools, amenities, transport links, and Blackfen Road's amenities.

Spanning 926.77 sq ft this stunning property comprises 3 bedrooms, good-size living room, luxury fitted kitchen, ground floor cloakroom, and first floor bathroom. Further benefits include double glazing, gas central heating, south-facing rear garden, and allocated parking.

Total Internal Area approx: 926.77sq ft (86.10 sq m). EPC B84





ROOM DESCRIPTIONS

Ground Floor

Entrance Hallway

Laminate flooring, electric cupboard, understairs storage cupboard; carpeted stairs leading to first floor.

Living / Dining Room

5.76m x 3.72m (18' 11" x 12' 2") Laminate flooring, radiator, storage cupboard, double glazed windows; double glazed patio doors leading to rear garden.

Kitchen

3.75m x 2.34m (12' 4" x 7' 9") Laminate flooring; range of soft-closing grey gloss wall and base units with marble-effect worktops; fitted gas hob, stainless-steel extractor hood; composite sink with mixer tap and drainer; integrated washing machine, integrated dishwasher, integrated fridge/freezer; cupboard housing boiler; radiator, double glazed window.

Cloakroom

Tiled flooring, part-tiled walls; wash-hand basin with mixer tap; w/c, heated towel-rail, double glazed frosted window.

First Floor

Landing

Carpeted, storage cupboard, carpeted stairs leading to first floor.

Bedroom

3.70m x 2.94m (12' 2" x 9' 8") Carpeted, radiator, built in wardrobes, double glazed windows.

Bathroom

3.09m x 1.68m (10' 2" x 5' 6") Tiled flooring, tiled walls; panelled bath with mixer tap and thermostatic rainfall shower fitting; walk-in shower enclosure with thermostatic shower rainfall fitting; wall-hung vanity unit with wash-hand basin and mixer tap; w/c, heated towel-rail, extractor fan, double glazed frosted window.

Second Floor

Bedroom

3.70m x 3.25m (12' 2" x 10' 8") Carpeted, radiator, double glazed windows.

Bedroom

2.75m x 2.60m (9' 0" x 8' 8") Carpeted, radiator, double glazed windows.

External

Allocated parking

Allocated parking; visitor bays available.

Rear Garden

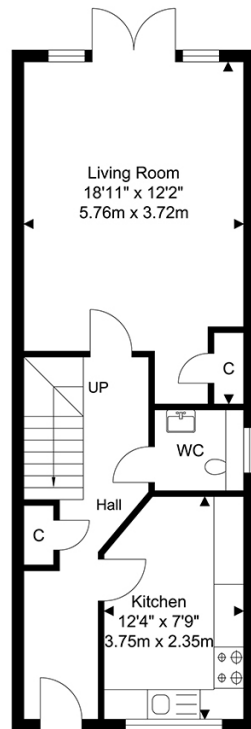
Approximately 35ft south-facing; paved area, artificial lawn, outdoor powerpoint; side access.

Information

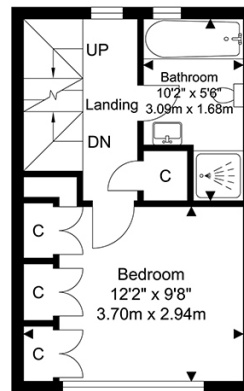
- Close to sought-after schools incl 4 grammar schools
- 300 ft (approx) to Blackfen Road's amenities
- 0.2 miles (approx) to Danson Park & Lake
- 1.1 miles (approx) to Sidcup Station
- Easy access to A2 / M25
- Council Tax: Band D



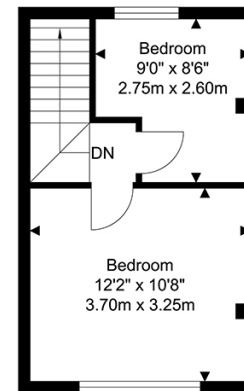
FLOORPLAN



Ground Floor
Approximate Floor Area
440.88 SQ.FT.
(40.96 SQ.M.)



First Floor
Approximate Floor Area
242.94 SQ.FT.
(22.57 SQ.M.)



Second Floor
Approximate Floor Area
242.94 SQ.FT.
(22.57 SQ.M.)

TOTAL APPROX FLOOR AREA 926.77 SQ. FT / 86.10 SQ. M
For Identification Purposes Only.

