



£1,750 pcm Freehold
2 bedroom end of terrace house

Ardgowan Road
Catford

Read all about it...

This spacious two-bedroom house is in immaculate condition and in the highly sought-after Corbet estate bordering Hither Green. Spread across two floors, the property offers a generous reception room making it ideal for entertaining, 2 double bedrooms, a contemporary fitted kitchen and a modern three-piece suite bathroom.

The property benefits from plenty of natural light and an impressive private garden with lawn space. Positioned only 0.9 miles from Hither Green Station which offers fast and regular transport into central London, this property is in an ideal location and is close by to many popular local shops, restaurants and coffee shops. There is also the added benefit of an off-road parking space.

Part Furnished | Available from: 24/04/2024 | Council Tax: Lewisham Band C

GROUND FLOOR

Lounge/Dining Room

20' 5" x 10' 9" (6.22m x 3.28m)

Spotlights, front facing double glazed bay windows, radiator, wood flooring

Bathroom

Spotlights, washbasin with vanity unit, panel enclosed bath/shower, heated towel rail, W/C, tile flooring

Kitchen

12' 4" x 10' 9" (3.76m x 3.28m)

Spotlights, pendant ceiling light, rear facing double glazed window, radiator, matching wall and base units, ceramic sink with drainer and single tap, integrated oven and gas hob, overhead extractor hood, tile flooring, door to garden.

FIRST FLOOR

Bedroom

12' 2" x 7' 5" (3.71m x 2.36m)

Pendant ceiling light, rear facing double glazed window, radiator, fitted carpet

Bedroom

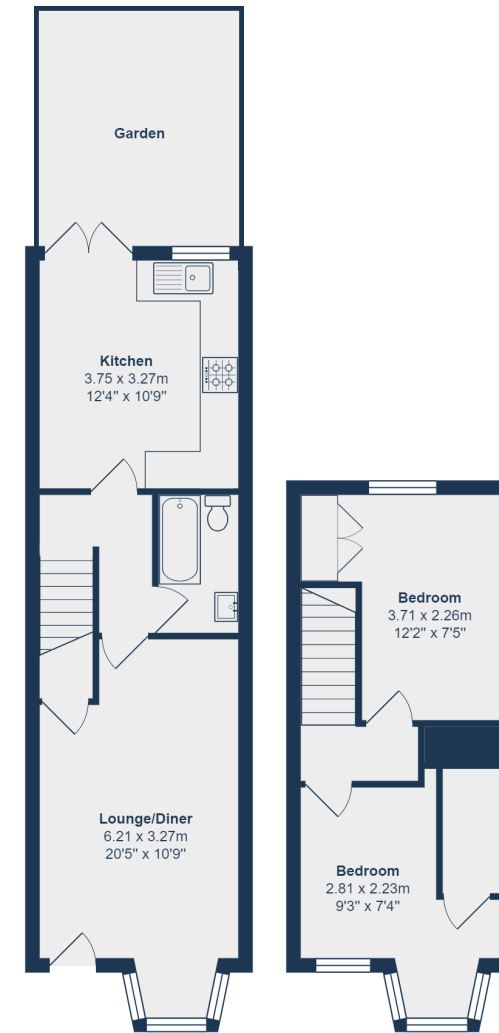
9' 3" x 7' 5" (2.82m x 2.26m)

Pendant ceiling light, front facing double glazed bay window, radiator, fitted carpet

OUTSIDE

Garden

Paved area, lawn space, mature shrubbery and trees



GROUND FLOOR

FIRST FLOOR

Total Area: 64.9 m² ... 699 ft² (excluding garden)

All measurements are approximate and for display purposes only

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to arrange a viewing or request further information

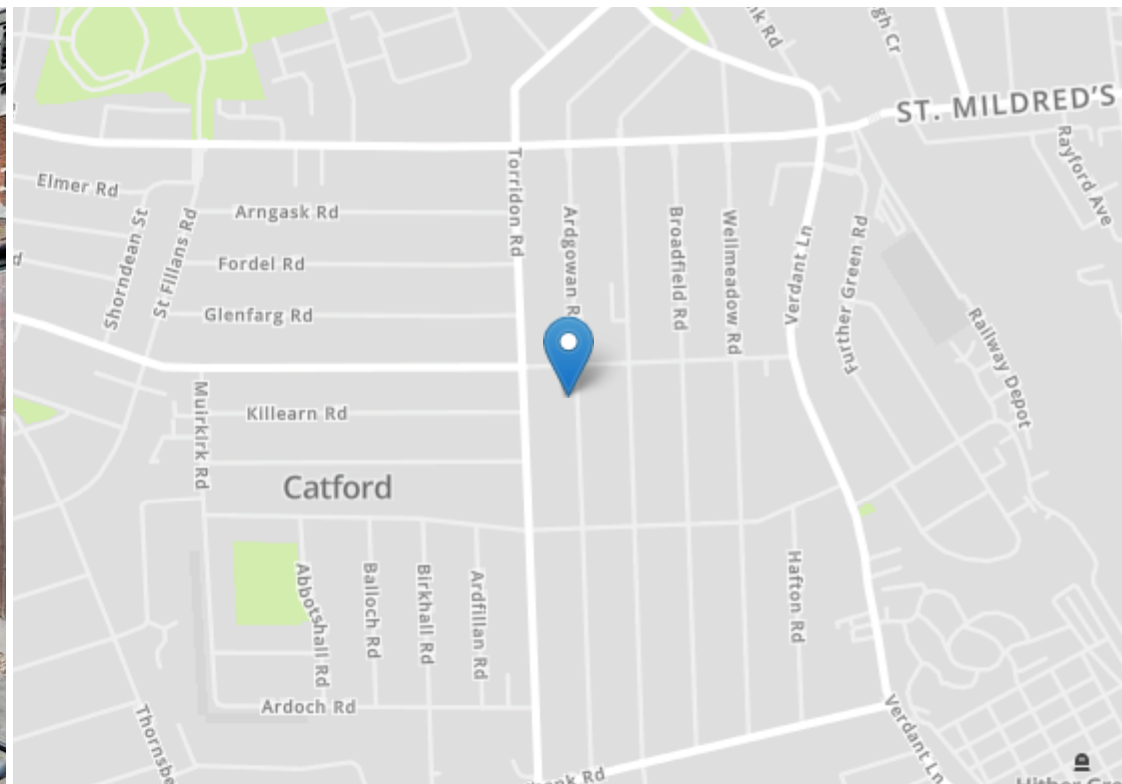
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2 BEDROOM HOUSE
DRIVEWAY
PART FURNISHED

PRIVATE GARDEN
0.7MI TO HITHER GREEN
STATION
AVAILABLE: 24/04/2024





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		87
(69-80)	C	74	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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