

Stanfords

— sales & lettings —



£535,000

3 bedroom terraced house

Manor Lane

Lee

Read all about it...

A fantastic opportunity for a buyer looking to put their own stamp on their next home! Located on Manor Lane in Lee, this property is ideally situated for good schools, friendly local shops, cafes and restaurants and is just a short walk away from Hither Green and Lee Stations.

The ground floor of this property features a spacious living room, dining room and galley kitchen to the rear. On the first floor, there are three bedrooms, a bathroom with separate WC and access to the loft for storage.

Outside this property boasts a large rear garden, with a garage and off-street access.

Tenure: Freehold | **Council Tax:** Lewisham Band C

GROUND FLOOR

Lounge

11' 11" x 11' 7" (3.63m x 3.53m)

Double-glazed windows, pendant ceiling light, radiator, vinyl flooring.

Dining Room

12' 1" x 10' 7" (3.68m x 3.23m)

Single-glazed French doors to garden, pendant ceiling light, alcove cabinets, radiator, wood flooring.

Kitchen

10' 11" x 6' 2" (3.33m x 1.88m)

Double-glazed window and door to garden, pendant ceiling light, fitted kitchen units, sink with mixer tap and drainer, integrated oven, electric hob and extractor hood, plumbing for washing machine, vinyl flooring.

FIRST FLOOR

Bedroom

11' 11" x 10' 4" (3.63m x 3.15m)

Double-glazed window, pendant ceiling light, built-in wardrobes, radiator, laminate flooring.

Bedroom

12' 1" x 9' 11" (3.68m x 3.02m)

Single-glazed window, pendant ceiling light, built-in wardrobe, radiator, vinyl flooring.

Bedroom

9' 6" x 6' 5" (2.90m x 1.96m)

Double-glazed window, pendant ceiling light, radiator, fitted carpet.

Bathroom

10' 8" x 4' 6" (3.25m x 1.37m)

Single-glazed windows, ceiling light, bathtub with shower and screen, pedestal washbasin, radiator, storage cupboard, vinyl flooring.

WC

Single-glazed window, ceiling light, WC, washbasin.

OUTSIDE

Garden

Paved patio leading to lawn and garage.



Ground Floor

First Floor

Total Area: 80.4 m² ... 865 ft² (excluding garden, garage)

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?

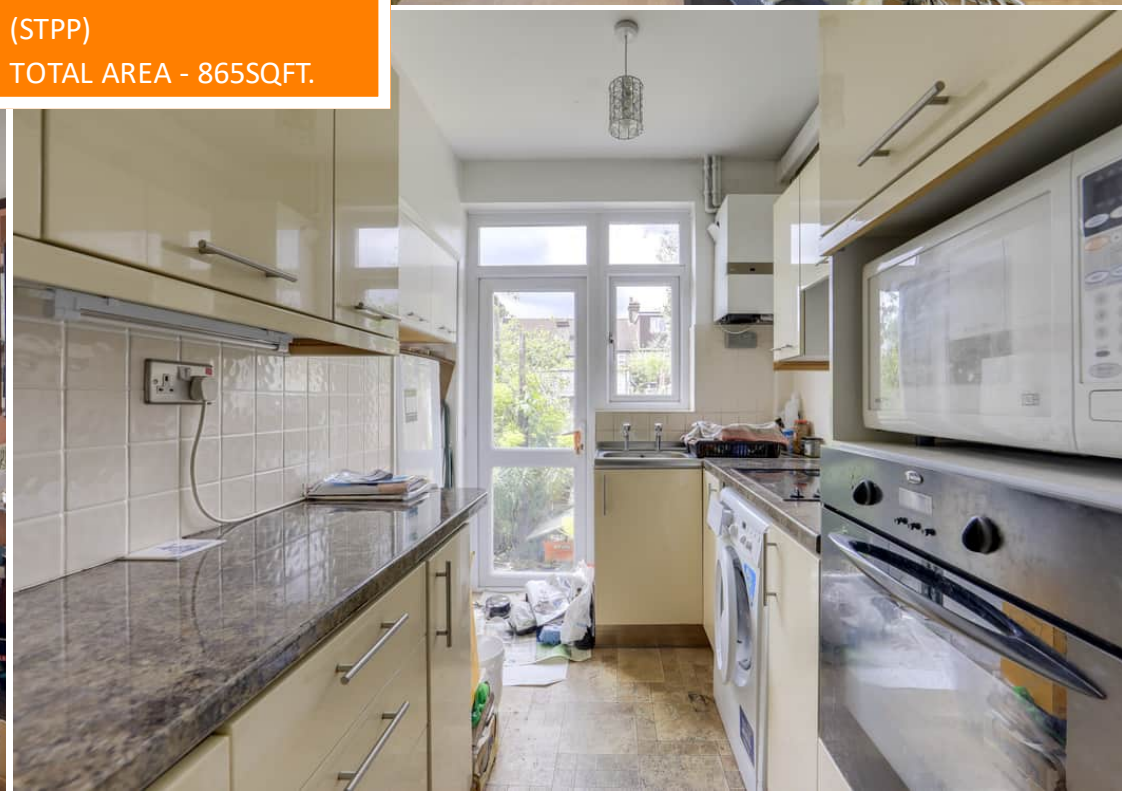
Call 020 8852 0026 or email us at hithergreen@stanfordstates.london to arrange a viewing or request further information

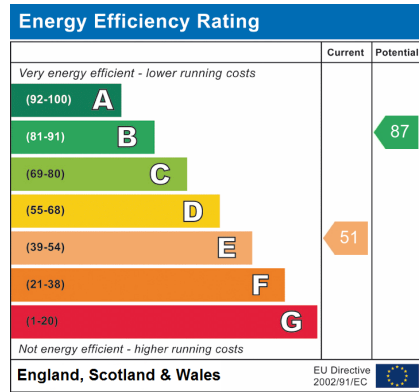
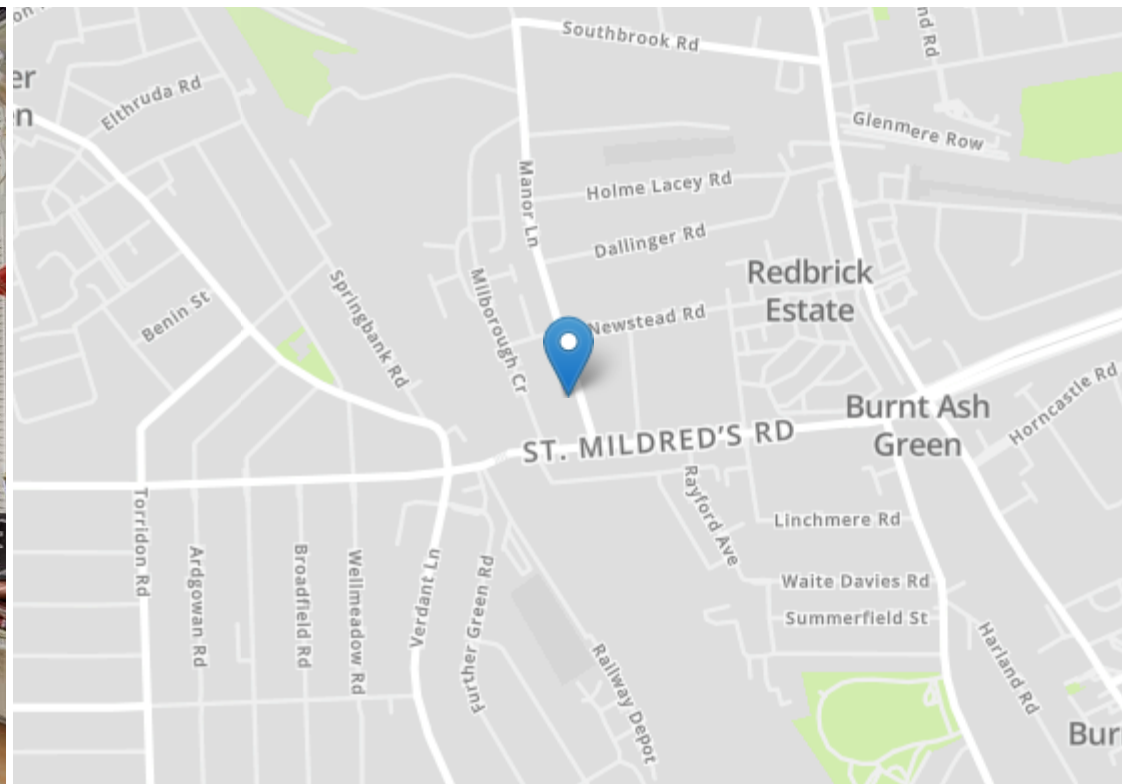
www.stanfordstates.london



THREE BED FAMILY HOME
GARAGE TO REAR
CLOSE TO LEE STATION

TWO RECEPTION ROOMS
POTENTIAL TO EXTEND
(STPP)
TOTAL AREA - 865SQFT.





Robert Stanford Estates property particulars are produced in accordance with the Consumer Rights Act (2015) and should not be construed as a contract or offer. The contents of these property particulars are to provide a general illustration only and are inconsequential to any decisions to purchase a property. A potential buyer accepts that all representations made by these particulars are made in good faith on behalf of the seller and require verification by a buyers' legal and professional representatives prior to an exchange of contracts. We offer no guarantees for any structural component, service or appliance and while we make every effort to take accurate measurements and distances, they are illustrative only. Any reliance you place on information within these particulars is therefore strictly at your own risk.