

TOTAL APPROX. FLOOR AREA 573 SQ.FT. (53.2 SQ.M.)
 Whilst every attempt has been made to ensure the accuracy of the floor plan 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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IMPORTANT: These property details are set out as a general guideline only and do not constitute any part of an offer or contract. Any services, equipment, fittings or central heating systems have not been tested and no warranty is given or implied that these are in working order. Buyers are advised to obtain verification from the solicitor or surveyor. Fixtures, fittings and other items are not included unless specified. All measurements, distances and areas are approximate, and for guidance only. Room measurements are taken to the nearest 3" and prospective buyers are advised to check these for any particular purpose, e.g fitted carpets and furniture.

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**Guide Price
 £340,000**

Abbey Road Belvedere

**** Guide Price £340,000 - £360,000 ****

LOCATION IS EVERYTHING !!

With **FANTASTIC** transport links, being walking distance to Abbey Wood Station, this property should be **TOP** of your viewing list!

Set back from the road, up the gentle steps is this lovely semi detached bungalow which benefits from through lounge, separate kitchen, two bedrooms and family bathroom. The French doors from the lounge open up to the pretty rear garden that not only has side access but also rear access from the double garage where there is ample space to park your car. Internally, the decor is crisp and clean offering bespoke fitted shutters to the kitchen, bathroom and both bedroom windows.

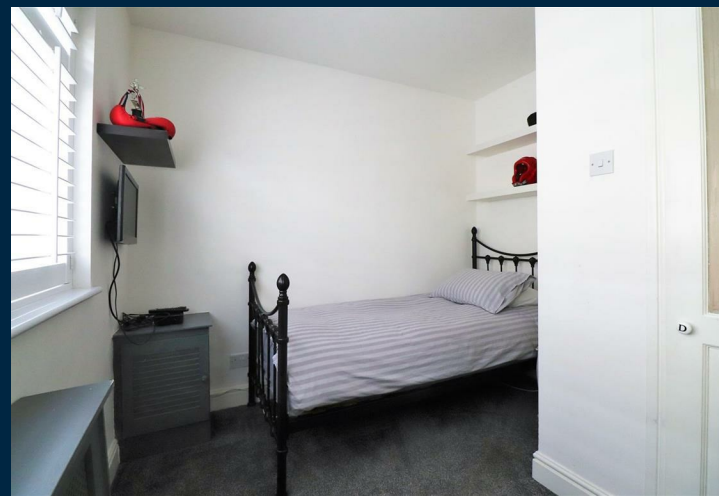
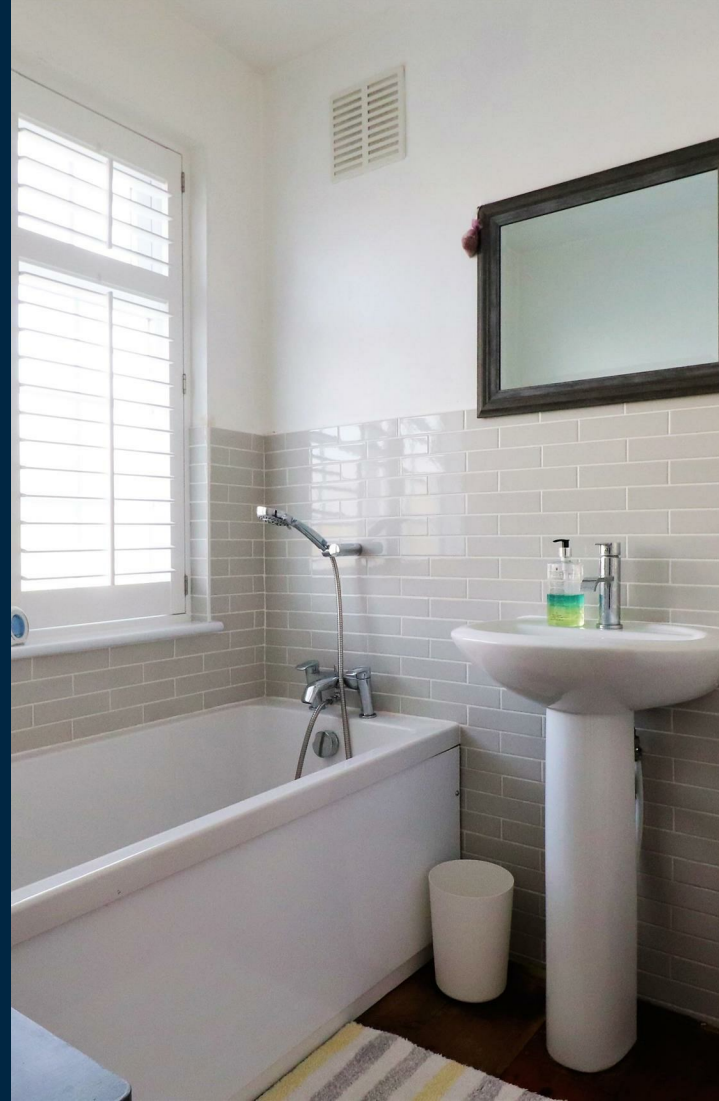
Within walking distance there are local primary schools, shops and choice of two stations (Belvedere and Abbeywood).

The historic Lesnes Abbey Ruins is a short stroll along the road on your way to Abbey Wood Village which offers a range of local amenities.

This property also has the potential to extend to the rear or the loft , subject to planning permissions, should you wish to gain some extra room.

These bungalows rarely become available - this one with the added benefit of being **CHAIN FREE!**

Call our Anthony Martin Sales Team on 01322 557 457 to view at your earliest convenience.



- **Semi Detached Bungalow**
- **2 Bedrooms**
- **Through Lounge**
- **Kitchen**
- **Front and Rear Gardens**
- **Double Garage to Rear**
- **Elevated Position**
- **Walking Distance to Cross Rail**
- **Easy Reach to Shops / Parks**
- **Neat Decor**

