



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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**9 Midfield Parade, Mayplace Road East
Bexleyheath
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**Guide Price
£280,000**

Parkside Avenue Bexleyheath

Guide Price £280,000 - £295,000

Offered to the market is this two bedroom mid terrace property. Positioned perfectly for a short stroll to Barnehurst train line this is perfect for those who need close access to a station straight into London. The property would also be a great investment for a buy to let who is looking to achieve a healthy rental income of around £1,000 per calendar month. There is also bus links leading into Bexleyheath and also into Erith Town centre.

The ground floor comprises of a lounge and separate kitchen. The property could also be extended to the ground floor subject to seeking relevant planning permission to create nice open plan kitchen diner.

To the first floor the property has two bedroom's the master being at the front and the second bedroom looking out onto the garden and a bathroom.

Outside there is off street parking for one car.



- **1930's Mid Terrace**
- **Two Bedrooms**
- **Spacious Lounge**
- **Modern First Floor Bathroom**
- **Close to Transport Links**
- **Private Rear Garden**
- **EPC: D 63**
- **Perfect First Time Buy**
- **Off Street Parking**
- **Potential For Extension STPP**

