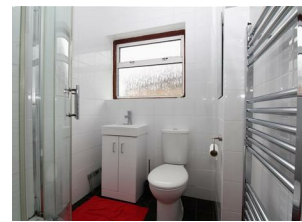
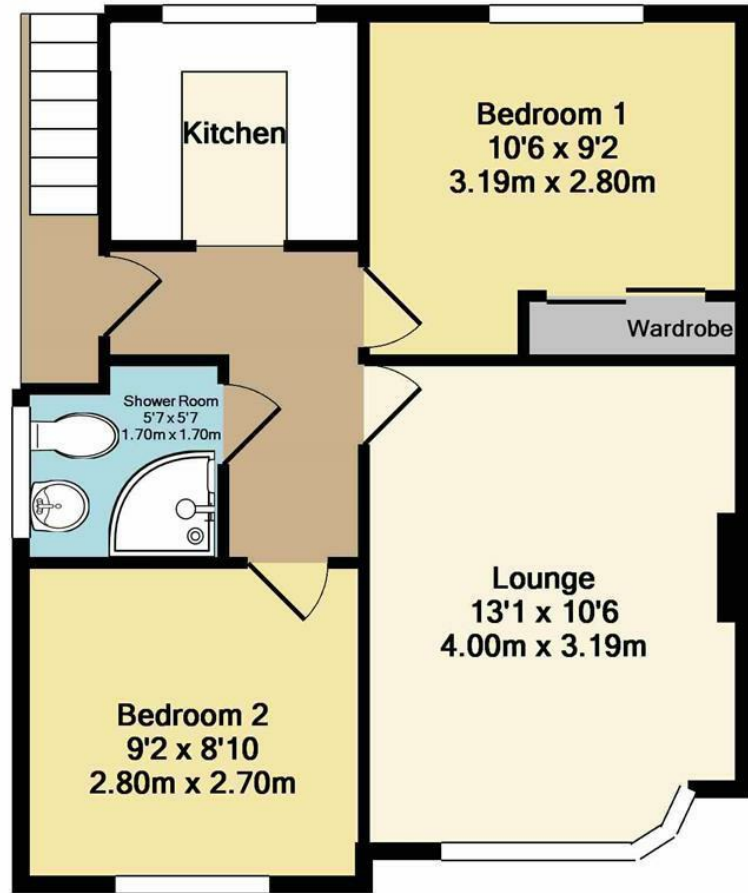


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	60	67
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



Total Approx. Floor Area 462 Sq.Ft. (42.9 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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# 96A

EVERSLEY AVENUE  
BEXLEYHEATH DA7 6RF

Guide Price £200,000



rightmove.co.uk  
The UK's number one property website

Zoopla.co.uk

PrimeLocation.com

onTheMarket.com

Midfield Parade, 9 Mayplace Road East,  
Bexleyheath, Kent, DA7 6NB

01322 557457

barnehurst@anthonymartin.co.uk

www.anthonymartin.co.uk

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

**Anthony Martin**  
Estate Agents

**Anthony Martin**  
Estate Agents





£200,000 - £220,000

Calling all first time buyers and buy to let investors\*\*\*

Offered to the market is this two bedroom first floor maisonette. Located within walking distance to Barnehurst train station this property would suit both first time buyers and buy to let investors with a potential monthly income of £900-£925pcm.

The property comprises of two spacious bedrooms one currently being used as a dining room a kitchen, a spacious lounge and a large shower room.

Outside this maisonette has its own private rear garden with a large garage at the rear accessed via a secured gate located in Parkside Cross. There is plenty of on street parking with marked parking bays outside the property.

2 BEDROOMS • 1 RECEPTION ROOMS • 1 BATHROOMS

# 96A EVERSLEY AVENUE

BEXLEYHEATH DA7 6RF

- Style: First Floor Maisonette
- Bedrooms: 2
- Receptions: 1
- Shower Room
- Area: 462 Sq.Ft
- Private Garden
- EPC: D 60
- On Street Parking
- Garage
- Ideal First Time Buy Or Investment

