

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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 misstatement. 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 is given as to their operability or efficiency can be given.
Made with Metropix ©2019



WOODLANDS ROAD
BEXLEYHEATH
Offers Over £600,000



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

Zoopa.co.uk

PrimeLocation.com

onTheMarket.com

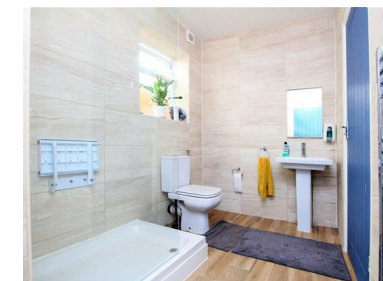
2 Pickford Lane, Bexleyheath, Kent, DA7 4QW

Anthony Martin
Estate Agents

020 8303 3338
bexleyheath@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



LOCATION, LOCATION, LOCATION!

If you're looking for a family home that ticks all the right boxes then look no further as I'm sure this EXTENDED SEMI DETACHED property will certainly do just that!

The location is second to none and gives very easy access to Bexleyheath Train Station, a range of different shops, bars, restaurants and also local schools.

The accommodation on offer comprises of a large entrance hall which gives access to all of the ground floor living space, starting from the front of the property there is a nice size sitting room, a study which is an ideal room for anyone working from home, a good size shower room / utility, this can also be accessed via the study, a large modern kitchen which is then open plan to a lounge / dining room which is the width of the home making this a great room for entertaining.

To the first floor there are FOUR good size bedrooms with the master benefiting from high ceilings and an en suite shower room, there is also a good size family bathroom. And if all this wasn't enough the loft space has also been converted which would make an ideal games room or even an extra bedroom.

Externally the garden is very low maintenance and a great place for a BBQ which comes complete with an outbuilding.

This really is a great all round family home so CALL ANTHONY MARTIN today to view!

5 BEDROOMS • 2 RECEPTION ROOMS • 3 BATHROOMS

WOODLANDS ROAD

BEXLEYHEATH

- Stunning Family Home
- Great Location
- Walking Distance To Train Station
- Close To Local Shops
- 5/6 Bedrooms
- Two Reception Rooms
- Large Kitchen
- Call Anthony Martin To View
- Floor Area:
- Epc Rating: TBC

