



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	88	88
(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	88	88
(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		



WEIR ROAD

BEXLEY

Asking Price £375,000

TOTAL APPROX. FLOOR AREA 669 SQ.FT. (62.1 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: 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 would not want you to miss out on this incredible and professionally newly decorated top floor apartment comprising of two double bedrooms. This beautiful apartment is brand new to the market and situated in the popular and extremely sought after gated development in the heart of Bexley Village.

The apartment is open plan and spacious, complete with fitted appliances and with double french doors opening onto a balcony overlooking well kept communal gardens. There are two stunningly presented double bedrooms, one with its own spacious en-suite and a separate three-piece bathroom suite. This property also comes with its own parking space.

In the Village, there are a vast array of shops, pubs and restaurants as well as Bexley Train Station which is a Zone 6 station just a short walking distance away.

The property has many selling points and features most of which have been mentioned above but with a Two bedroom top floor apartment, Communal lift, Allocated parking and Communal green space which is close distance to a Zone 6 station, schools and other local amenities you would be missing out if you didn't view this property.

Are you a commuter? First time buyer? Downsizing? Investment buyer? This property could tick so many boxes so give Anthony Martin Estates a call ASAP to book yourself a slot.

2 BEDROOMS • 1 RECEPTION ROOMS • 2 BATHROOMS

WEIR ROAD

BEXLEY

- Top Floor Two Bedroom Apartment
- Allocated Parking Space
- Bexley Station Within Access
- Situated Within Bexley Village
- Gated Development
- Ideal For A First Time Buyer Commuter
- Balcony Accessible From The Kitchen Lounge
- Property Built Around 7 Years Ago
- En-Suite Shower Room & Bathroom
- EPC Rating "B"

