

**TOTAL FLOOR AREA:** 1436 sq.ft. (133.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.

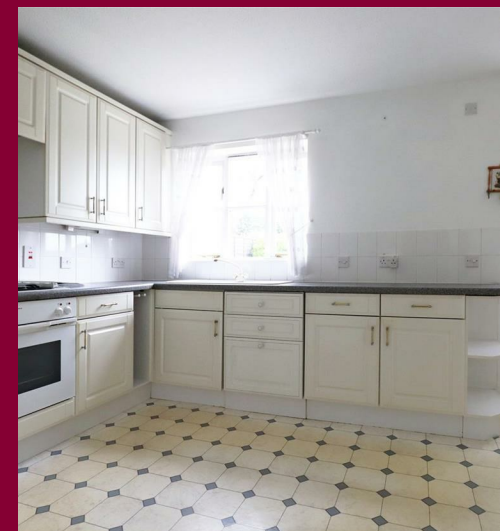
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**IMPORTANT:** These property details are set out as a general guideline only and do not constitute any part of an offer or contract. Any services, equipment, fittings or central heating systems have not been tested and no warranty is given or implied 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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**Offers Over  
£650,000**



# Meadow Close

## South Bexleyheath

**\*\* CHAIN FREE \*\***

Anthony Martin estate agents are delighted to offer this **ATTRACTIVE DETACHED** family home which is located in a quiet cul de sac, the property is positioned well for Bexleyheath Broadway, transport and is a stones throw away from Townley Grammar School.

The property has been owned from new and is a charming family home, the property is in need of some updating but it clean and tidy throughout allowing the next lucky buyer to create there dream home!

The accommodation on offer comprises of a good size entrance hall, this gives access to all of the ground floor living space and also has a built in cupboard, the lounge is a good size room with plenty of light and also gives access to the rear garden, the dining room is to the front of the home, if not needed then this could also be used as a study/playroom or even a fifth bedroom if preferred.

The kitchen/Breakfast room is to the rear of the home and again is a good size room also giving access to the rear garden, on top of all this there is also a very handy ground floor WC.

To the first floor there is a spacious and open feeling landing and **FOUR BEDROOMS**, the bedrooms are all good sizes with the master benefiting from having an En suite bathroom as well as a separate family bathroom.

Externally there is a nice size rear garden, off road parking to the front and a garage to the side which again if not needed could be converted.

I'm sure you will agree the property is very attractive and offers a great amount of potential as well as being in a superb position., therefore **CALL ANTHONY MARTIN NOW** to arrange your viewing!



- Chain free
- South Bexleyheath location
- Very close to Townley Grammar School
- Four bedrooms
- En suite bathroom plus separate family bathroom
- Large lounge
- Good size kitchen/breakfast room
- Call Anthony Martin now to view
- Floor Area: 1436 sq ft
- EPC Rating: tbc

