



AXMINSTER CRESCENT

WELLING

£1,500

Axminster Crescent

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Situated in a popular residential road in Welling is this three bedroom semi-detached house located close to local amenities such as shops, transport links and schools and would be an ideal purchase for those looking to take that next step on the property ladder. The property offers the chance for that next buyer to add their own stamp over time to really create that perfect family feeling within.

The ground floor comprises of a large lounge/diner, a great size reception for a large family to kick back and relax in the evening. There is an extension behind the lounge which is a very quiet and peaceful part of the home which overlooks the well-kept rear garden. The kitchen can be accessed via this room or from the entrance hall.

To the first floor off the landing are THREE BEDROOMS and bathroom.

Externally there is off road parking for two cars.

I'm sure this property will get a lot of interest so to avoid disappointment call Anthony Martin today!

SUMMARY OF ACCOMMODATION

Ground Floor

Entrance Porch

Hallway

Lounge/Diner

23'11 (into bay) x 12'2 (7.29m (into bay) x 3.71m)

Sitting Room

9'11 x 8'11 (3.02m x 2.72m)

Kitchen

11'3 x 6'4 (3.43m x 1.93m)

First Floor

Landing

Bedroom 1

13'4 (into bay) x 10'11 (4.06m (into bay) x 3.33m)

Bedroom 2

10'11 x 10'6 (3.33m x 3.20m)

Bedroom 3

8'7 x 6'4 (2.62m x 1.93m)

Bathroom

9'1 x 6'10 (2.77m x 2.08m)

Outside

Rear Garden

Garage

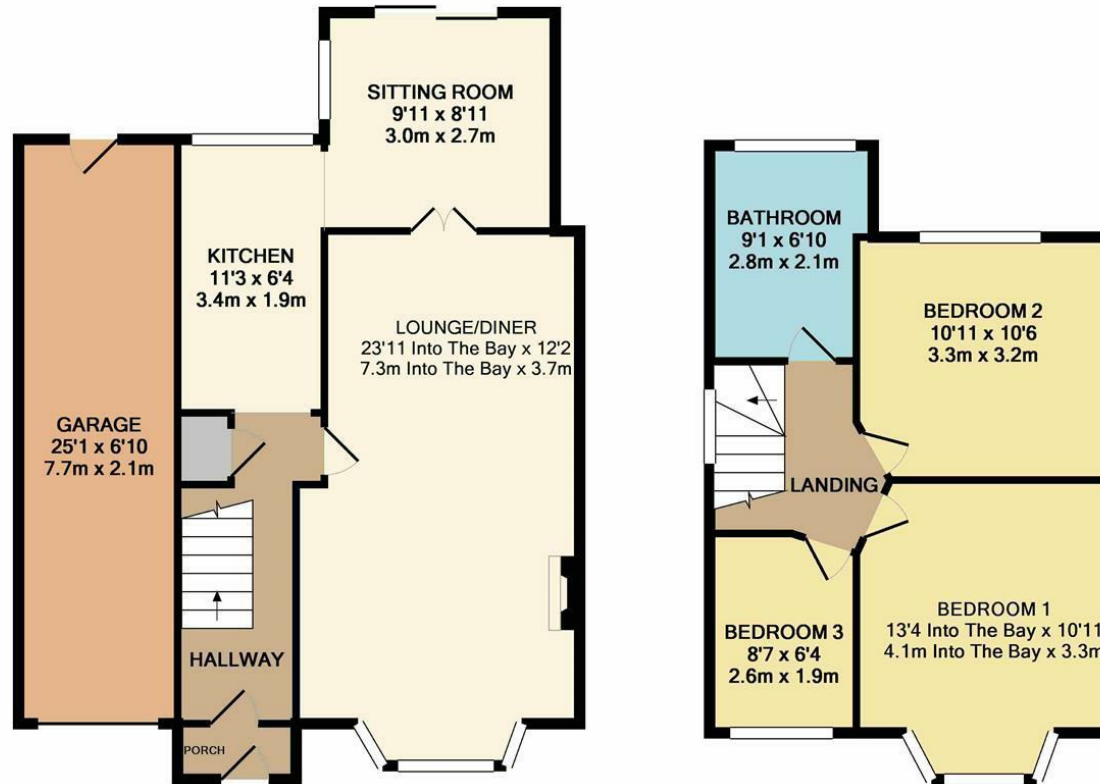
25'1 x 6'10 (7.65m x 2.08m)

Off Road Parking

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APPROX. GROSS INTERNAL FLOOR AREA 1084.00 sq ft



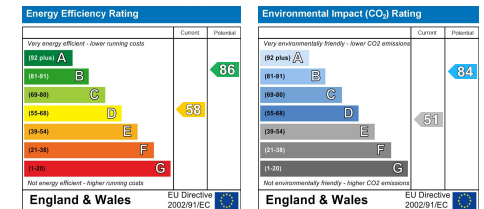
GROUND FLOOR
APPROX. FLOOR AREA 678 SQ.FT. (62.9 SQ.M.)

1ST FLOOR
APPROX. FLOOR AREA 406 SQ.FT. (37.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 1084 SQ.FT. (100.7 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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