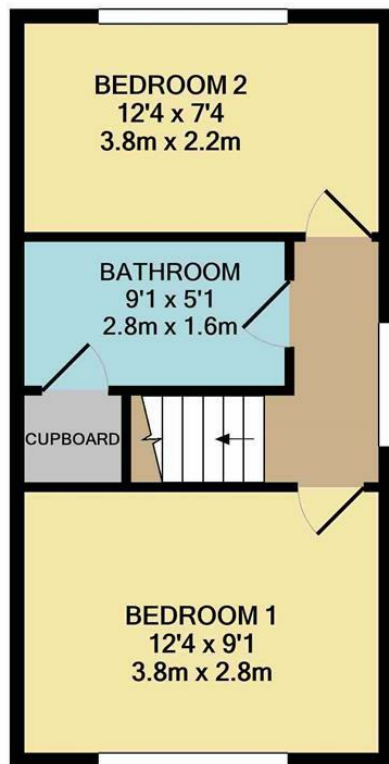


GROUND FLOOR
APPROX. FLOOR
AREA 305 SQ.FT.
(28.3 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 305 SQ.FT.
(28.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 610 SQ.FT. (56.6 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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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		



BERTRAND WAY
LONDON

Guide Price £260,000



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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



**** PRICE RANGE £260,000 - £280,000 ****

CALLING ALL FIRST TIME BUYERS AND BUY TO LET INVESTORS, have we got a treat for you!

Anthony Martin are delighted to offer to the market this **TWO BEDROOM END OF TERRACE HOME** which is located on a quiet residential road giving good access to local schools, shops and several bus routes, one of which is a short ride to Abbey Wood train station / Crossrail and another goes to Woolwich DLR making this a commuters dream!

So whether you're looking for your first home to get you on to the property ladder or another property to add to your portfolio this should definitely be at the top of your viewing list!

The accommodation on offer comprises of entrance hall with a large built in cupboard, to rear of the home there is a good size kitchen / dining room, from here you can access the rear garden, the garden is a little larger than some in the area as also has a side section with side access, the lounge is to the front of the property, again this is a very good size room.

On the first floor there are two double bedrooms and bathroom.

Externally as mentioned there is a good size rear garden, front garden and also space for 2/3 cars.

So don't delay call Anthony Martin **TODAY** to arrange your viewing!

2 BEDROOMS • 1 RECEPTION ROOMS • 1 BATHROOMS

BERTRAND WAY

LONDON

- Well presented
- Two double bedrooms
- Good size lounge
- Kitchen / dining room
- Off road parking
- Nice size rear garden with side access
- Great first home or for a buy to let
- Call Anthony Martin to view
- Floor Area: 610 sq ft
- EPC Rating: tbc

