

Measurements are approximate. Not to scale. Illustrative purposes only.
Made with Metropix ©2019



Maiden Erleigh Avenue

Bexley, DA5 3PE

A 3 bedroom link detached house in a popular Bexley location. This deceptively spacious house does require updating throughout but we feel could be made into a fantastic family home as it offers so much potential. The house is offered CHAIN FREE and provides access to the local schools, shops and train station.

Main Features

- Three bedroom link detached house
- Requires updating throughout with great potential
- Popular Bexley location
- Chain Free
- Access to local schools, shops and station
- Two reception rooms

FULL DESCRIPTION

We are pleased to offer for sale this 3 bedroom link detached house located in a popular Bexley location. The house requires updating throughout but is deceptively spacious and we feel offers great potential to be made into a modern family home.

The house briefly comprises: Entrance porch, entrance hall, front lounge, rear dining room which opens onto the kitchen

giving great potential to become a stylish open plan kitchen/diner, utility room with wc and integral access to the garage. The first floor features three good sized bedrooms and a family bathroom.

Externally there is a lawned garden to the rear and off street parking for several cars to the front as well as the integral garage.

This could be a great family home, it is offered chain free and gives access to the local schools shops and train station.

Entrance hall

11' 0" x 5' 6" (3.35m x 1.68m)

Lounge

13' 7" x 13' 5" (4.14m x 4.09m)

Dining room

9' 5" x 9' 4" (2.87m x 2.84m)

Kitchen

9' 4" x 8' 7" (2.84m x 2.62m)

Utility room

15' 6" x 7' 4" (4.72m x 2.24m)

Downstairs wc

5' 5" x 2' 7" (1.65m x 0.79m)

First floor landing

Bedroom one

12' 2" x 12' 0" (3.71m x 3.66m)

Bedroom two

12' 3" x 9' 0" (3.73m x 2.74m)

Bedroom three

9' 0" x 7' 5" (2.74m x 2.26m)

Bathroom

8' 6" x 6' 2" (2.59m x 1.88m)



Outside

Front driveway for off street parking.
Integral garage 17'2 x 10'4
Rear garden laid to lawn.

Additional Information

Council Tax Band F £2,294 per annum.
Local authority Bexley London Borough Council
Current EPC Rating 55
Potential EPC Rating 82

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.
D612