



Sussex Road, Sidcup, DA14
Approximate Area = 828 sq ft / 76.9 sq m
For identification only - Not to scale



Sussex Road

Sidcup, DA14 6LG

A beautifully presented 2 bedroom period property that offers a perfect combination of character with a modern décor. It has been extended to the rear to provide an open modern kitchen/diner with centre island and we feel would make an incredible first house for someone. It sits the popular location of the "county roads" which offer easy access to the local high street, transport links, schools and parks.

Main Features

- 2 bedroom period property
- Popular "county roads" location
- Extended to the rear to create a modern kitchen/diner
- Easy access to the local high street, transport links and schools
- Ideal first purchase
- Period property with modern décor
- Character bay window and feature fireplace
- Kitchen/diner with centre island and bi-fold doors.

FULL DESCRIPTION

Offered for sale is this stunning 2 bedroom end of terrace period property. The house has been presented to such a high standard by the current owners and presents a perfect combination of character with a modern stylish décor. The house has been extended to the

rear so as to incorporate a larger rear kitchen/diner with centre island making it perfect for entertaining.

The property briefly comprises of: front lounge with character bay window and feature fireplace, stunning extended rear kitchen/diner with centre island, Velux windows and bi-folding doors out onto the garden. The first floor features a large master bedroom, second bedroom and a spacious bathroom that has a bath and shower cubicle.

Externally there is a rear garden, side access and a small paved front garden.

This is a great chance to purchase a stunning period property that offers such a modern décor. The house is located in the popular "county roads" of Sidcup that offer easy access to the local high street, transport links, schools and parks.

Entrance/front door

Lounge

14' 11" x 11' 4" (4.55m x 3.45m)

Kitchen/diner

23' 4" x 11' 4" (7.11m x 3.45m)

First floor landing

Bedroom one

11' 5" x 11' 4" (3.48m x 3.45m)

Bedroom two

11' 7" x 8' 6" (3.53m x 2.59m)

Bathroom

Outside

Rear garden approximate 47'0 x 13'0 (14.33m x 3.96m)



Additional Information

Council Tax Band C £1,811 per annum.

Local authority Bexley London Borough Council

Current EPC Rating 58

Potential EPC Rating 78

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.
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