



Shirley Avenue

Bexley
DA5 3AZ

Freehold

Well presented 2 bedroom extended terrace house
Modern open plan kitchen/diner
Walk-in wardrobe/office on first floor
Easy access to Albany Park station
Convenient for local parks and shops
Driveway to front with EV charging point
Doors from the kitchen/diner onto the rear garden
Summerhouse/games room



FULL DESCRIPTION

Offered for sale is this very well presented 2 bedroom extended terrace house. The property features a rear extension creating a modern open plan kitchen/diner with doors opening up nicely out onto the garden. This property would make an ideal first purchase or first house for someone as its well presented and in a very convenient location that offers easy access to Albany Park station, local shops, schools and parks.

The accommodation briefly comprises: Entrance hall, a front lounge, a rear kitchen/diner with a modern kitchen and doors out onto the garden. The first floor has 2 bedrooms, walk-in wardrobe/office and a family bathroom.

Externally there is a lovely rear garden with 2 outbuildings, one ideal for storage, the other could be a great summerhouse/games room. There is also a driveway to the front.

We feel this would make a great first house for someone and internal viewing comes highly recommended to appreciate the key selling points.

Directions

From our Sidcup office, turn right into Station Road. At the traffic lights turn right into Hurst Road. At the roundabout continue straight over and Shirley Avenue is the first turning on the left hand side. Closest Stations: Albany Park (0.40 mi) Sidcup (0.92 mi) Bexley (1.08 mi) Closest Schools: Hurst Primary School (0.24 mi) Sherwood Park Primary School (0.62 mi) Hurstmere School (0.36 mi) Blackfen School for Girls (0.7 mi)



Local Authority
Council Tax Band
EPC Rating

Bexley London Borough Council
D
C

Shirley Avenue, Bexley, DA5

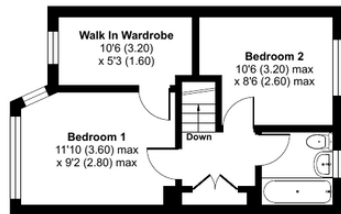
Approximate Area = 784 sq ft / 72.8 sq m

Garage = 124 sq ft / 11.5 sq m

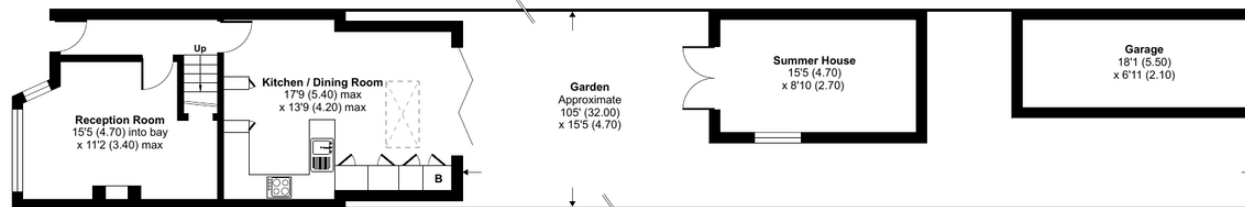
Outbuilding = 137 sq ft / 12.7 sq m

Total = 1045 sq ft / 97 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Drewery. REF: 1330075

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

