



Bexhill Road, SE4
£700,000

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In general

- Garage
- Set 130ft Off the Road
- Private Garden
- Offers High Levels of Privacy
- Close to Excellent Transport Links
- Double Glazing
- Separate Fitted Kitchen

In detail

A secluded three-bedroom semi-detached house for sale on the sought-after Bexhill Road with a beautiful private rear garden.

This property is set back 130 ft from the road to give high levels of peacefulness and privacy, a rare find in London. The house is set over 1370 sq ft with potential to extend (STP) and comprises a separate front reception room and dining room complete with bay window, WC, family bathroom suite, three bedrooms, additional loft room and a separate fitted kitchen that leads on to the conservatory and 50ft private rear garden. Further benefits include an abundance of light, high levels of privacy, plenty of storage, double glazing, gas central heating, garage and so much more.

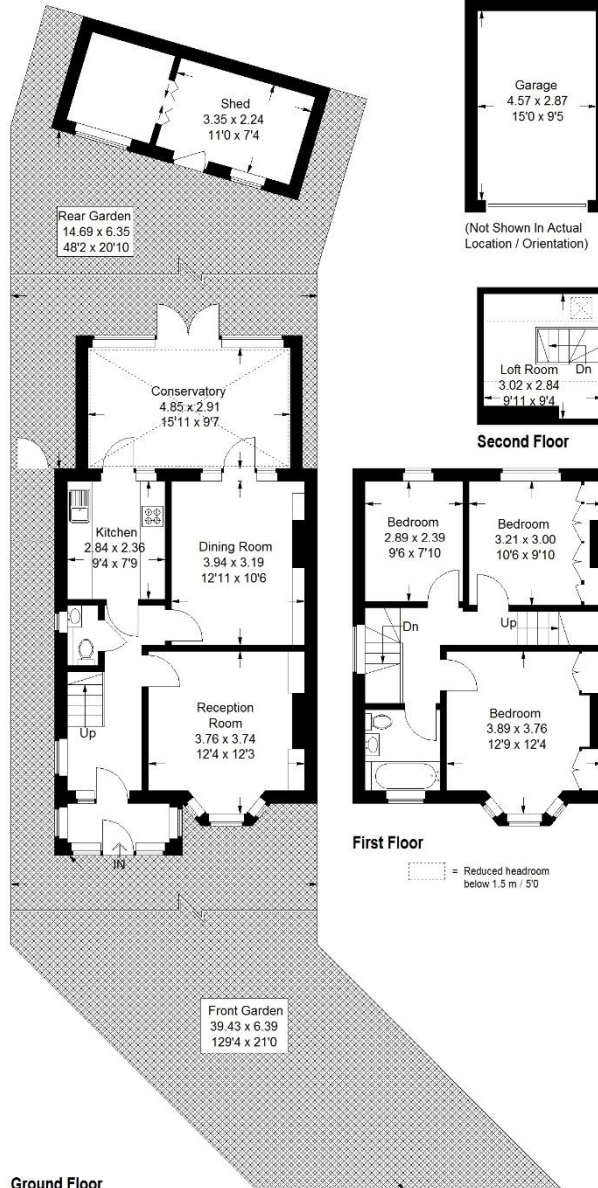
This property is situated approximately just 0.4 miles to Crofton Park and is also nearby Honor Oak Park station offering great transport links to many different London Hubs. It is also very well located for access to various local amenities including a variety of parks, restaurants, supermarkets, coffee shops, cafes and gastro pubs. EPC: E.

Viewings are highly recommended, call the Pedder Brockley sales team to arrange a viewing today.



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Approximate Gross Internal Area (Excluding Shed)
 Ground Floor = 62.3 sq m / 671 sq ft
 First Floor = 43.2 sq m / 465 sq ft
 Second Floor = 8.6 sq m / 92 sq ft
 Garage = 13.2 sq m / 142 sq ft
 Total = 127.3 sq m / 1370 sq ft



Ground Floor

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 These plans are for representation purposes only as defined by RICS - Code of Measuring Practice.
 Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions,
 shapes and compass bearings before making any decisions reliant upon them.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D		
39-54	E	41 E	
21-38	F		
1-20	G		

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