



GLENVIEW COURT & AVERY COURT

79 – 81 Chinbrook Road • Grove Park • London • SE12 9QL

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A DEVELOPMENT BY
Future Build Construction





Grove Park SE12.....

'An ideal location for young, dynamic professionals looking for a blend of city, suburban and countryside living, Grove Park SE12 is equally well located for access in to Central London or out to Kent to enjoy idyllic countryside.'

'Live... Work... Breathe'.....

Glenview and Avery Courts offer a stunning combination of tradition and modernity blending the character and charm of the Victorian era with cutting edge building techniques to create a most attractive, characterful new build offering. The façade of the original detached house is retained meaning high ceilings and spaces / features not often associated with new build offerings. All have outside space in the form of Balconies, Loggias, Courtyards, Terraces or Gardens and are available with Help to Buy.







Amenities

GROVE PARK STATION:

Lewisham - 7 mins DLR Line New Cross
9 mins Overground Line London Bridge
13 mins Jubilee/Northern Lines Cannon Street
21 mins Circle/District Lines Hither Green - 3 mins Waterloo East
19 mins Jubilee/Northern/Bakerloo Lines Charing Cross -
25 mins Northern/Bakerloo Lines Sundridge Park
3 mins Bromley North - 5 mins

BUS ROUTES:

Varied and frequent, excellent bus routes connect you to neighbouring towns such as Bromley (The Glades Shopping Centre, Churchill Theatre, various parks, restaurants and bars) and Lewisham (DLR, Lewisham Shopping Centre)

Road: Easy access to the M25 (via A20) or into London via A2 Blackwall Tunnel (and various other).

SHOPPING AND EATING OUT:

Various Local shops at Baring Road are just a short stroll as is the Baring Hall Hotel, a locally owned and traditional gastro pub offering a pleasant and relaxed atmosphere and serving best of British seasonal dishes. Just a short bus or train ride away, Bromley hosts a range of bars and restaurants as well as The Glades shopping centre. Alternatively, Hither Green's farmers market and boutique cafés are perfect for a day out.

Bromley Town Centre 2 miles
Eltham High Street 3.2 miles
Lewisham Town Centre 3.4 miles
Canary Wharf Shopping Centre 7.6 miles
Westfield Stratford 9.4 miles
Bluewater 15 miles



OUTSIDE SPACES AND WELL-BEING LEISURE

Chinbrook Meadows is just one of many green spaces to be found locally and is a few minutes walk away. The majority of the park is maintained with short grass and paved footpaths, lined with tall trees and bisected by the River Quaggy which flows northward through the park.

There are various independent gyms to be found locally as well as the established Bannatynes Health Club in nearby Marvels Lane.

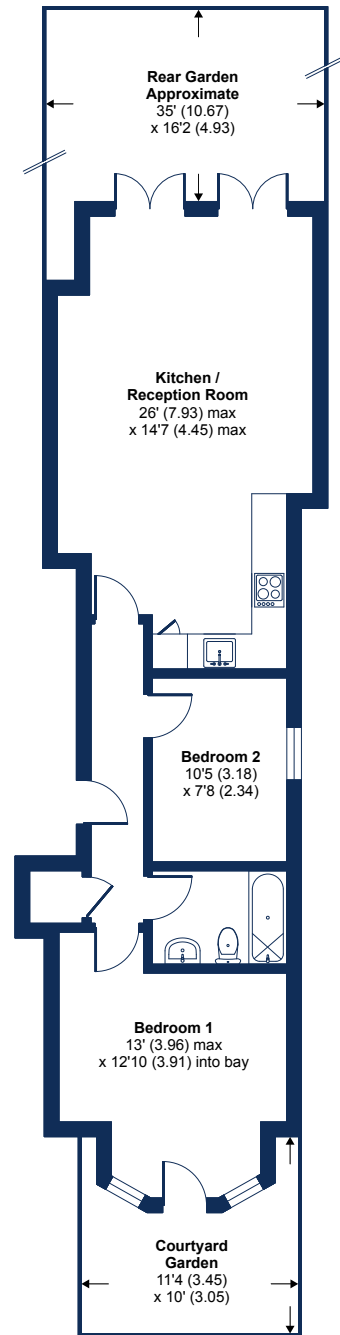
The Churchill Theatre at Bromley hosts an array of shows throughout the year and you can catch a movie at the nearby Vue cinema.

Avery Court - Floor Plan A



Approximate Area = 694 sq ft / 64 sq m

For identification only - Not to scale



LOWER GROUND FLOOR

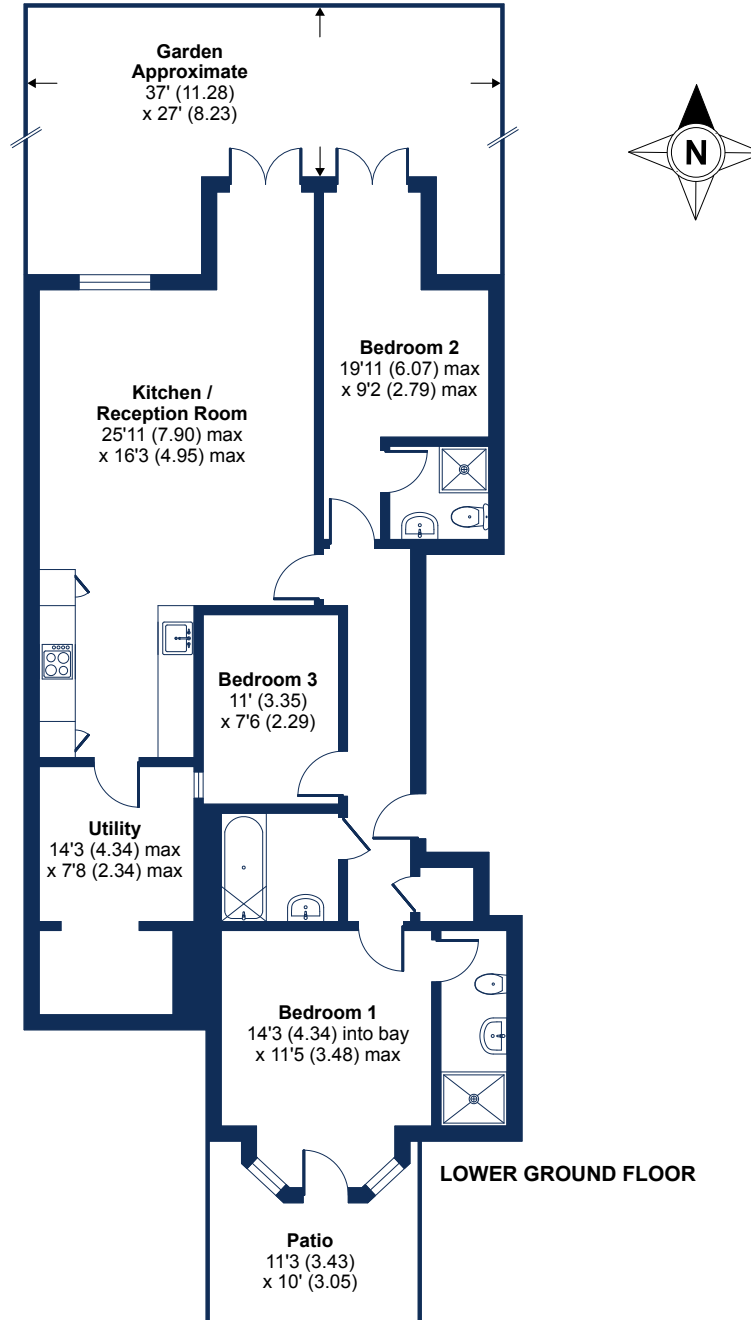


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Avery Court - Floor Plan B

Approximate Area = 1106 sq ft / 103 sq m

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Avery Court - Floor Plan C



Approximate Area = 662 sq ft / 61.4 sq m

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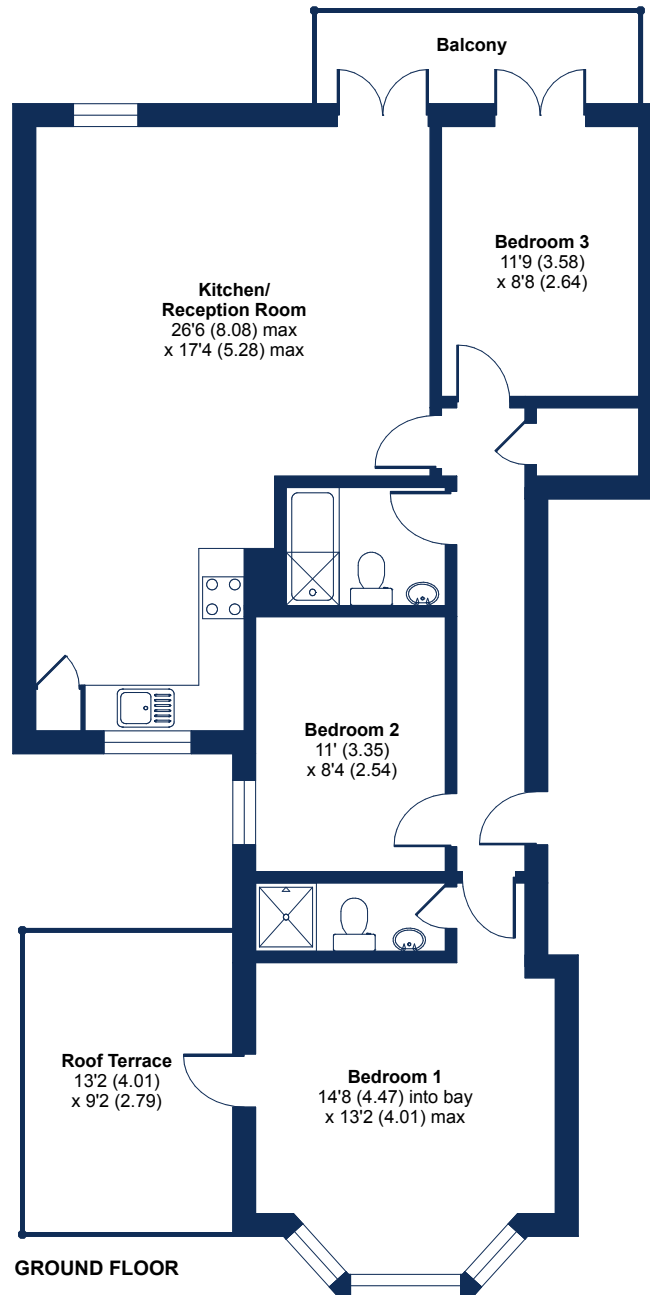
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Avery Court - Floor Plan D



Approximate Area = 930 sq ft / 86.3 sq m

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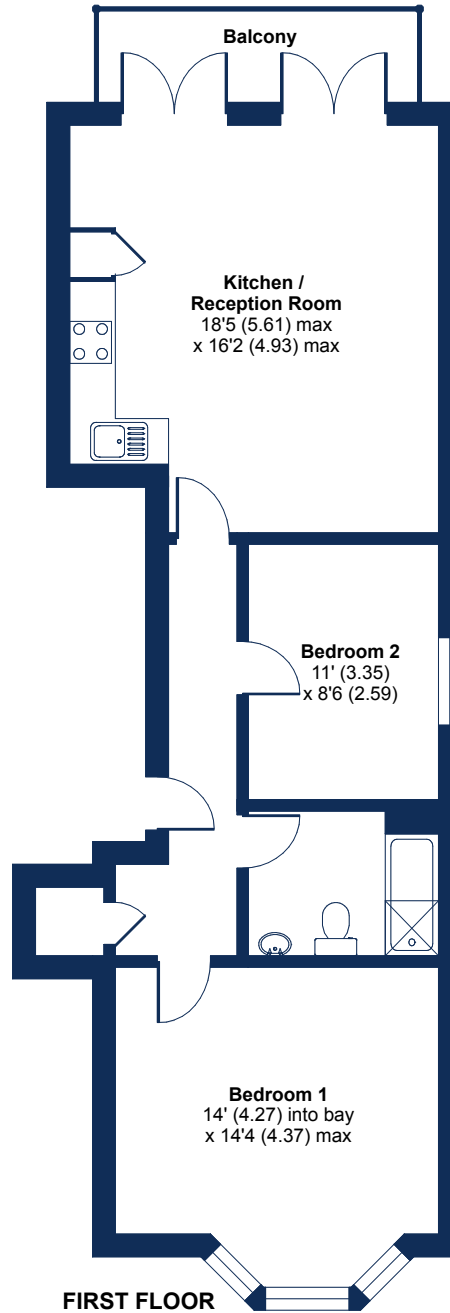
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Avery Court - Floor Plan E



Approximate Area = 700 sq ft / 65 sq m

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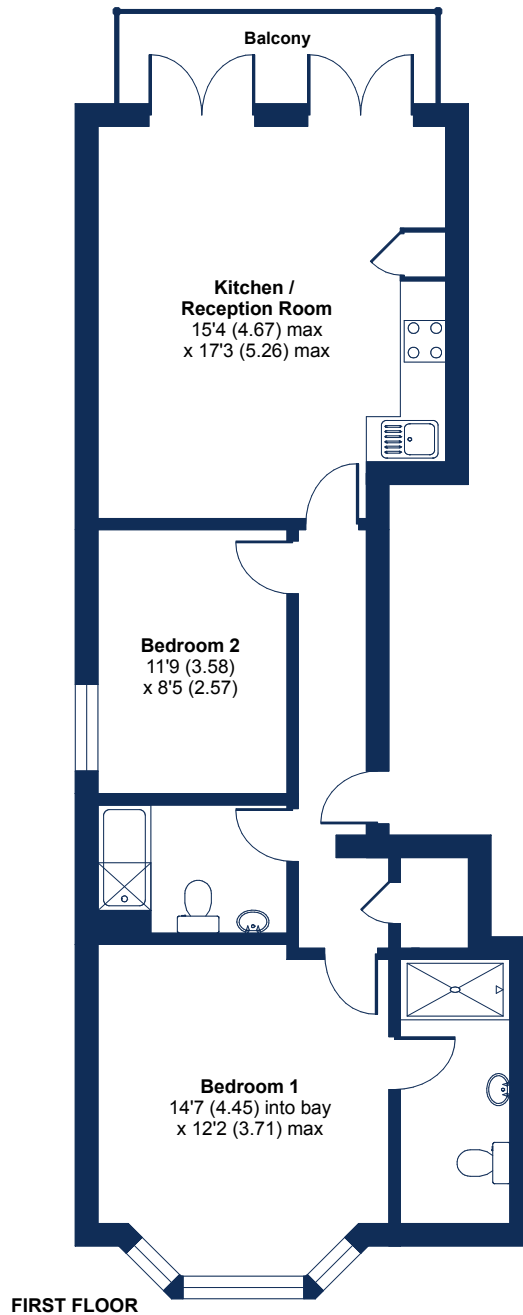
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Avery Court - Floor Plan F



Approximate Area = 738 sq ft / 68.5 sq m

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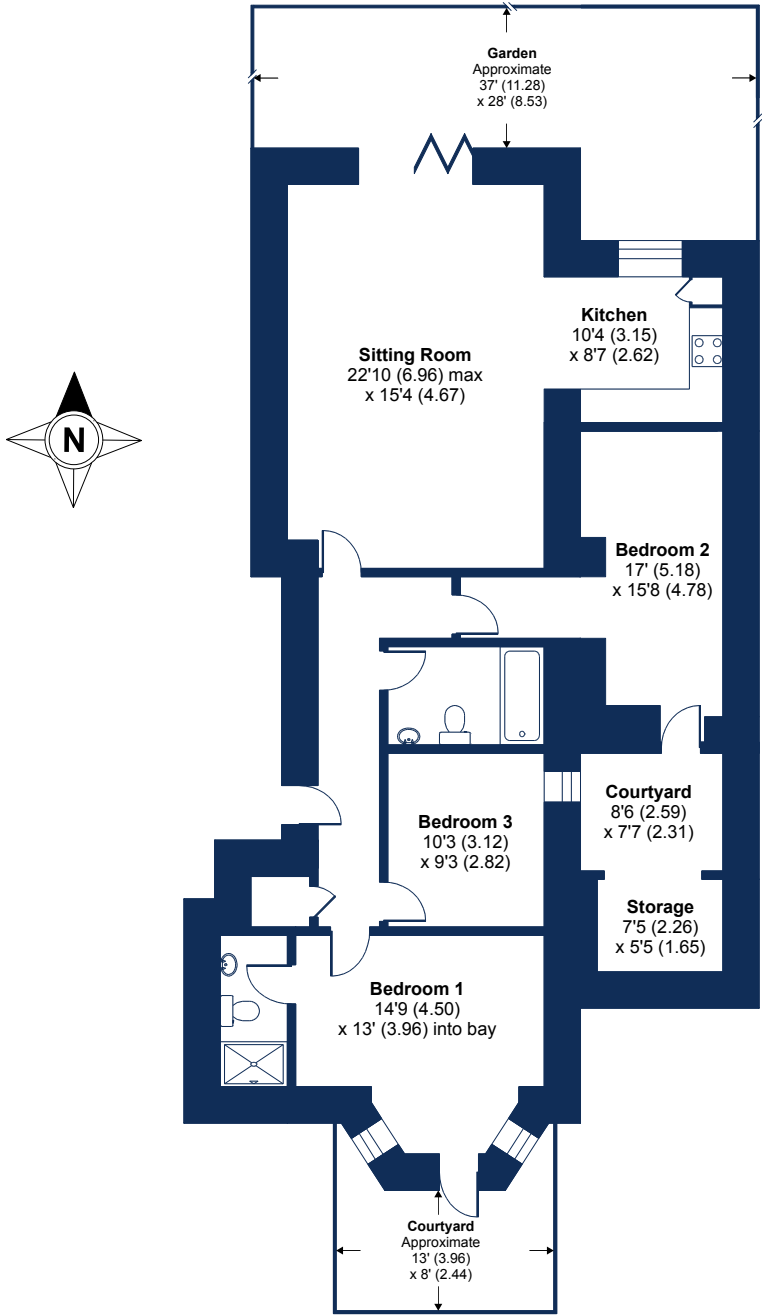


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Glenview Court - Floor Plan A

Approximate Area = 1300 sq ft / 120.7 sq m

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LOWER GROUND FLOOR

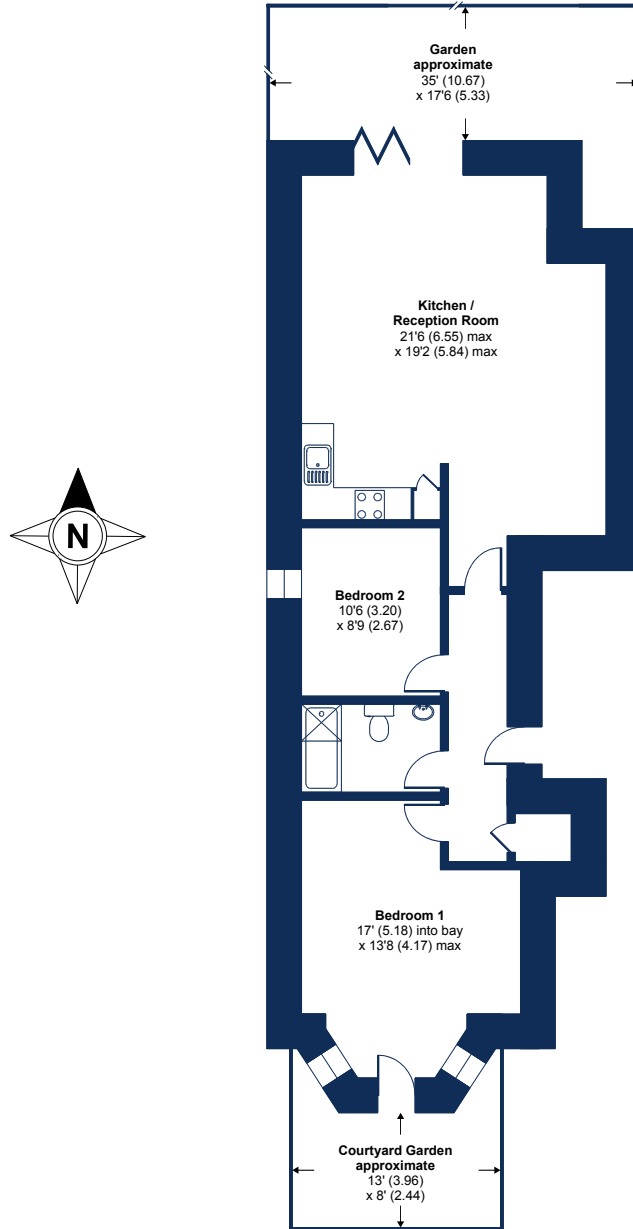


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Glenview Court - Floor Plan B

Total = 838 sq ft / 77.8 sq m

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LOWER GROUND FLOOR

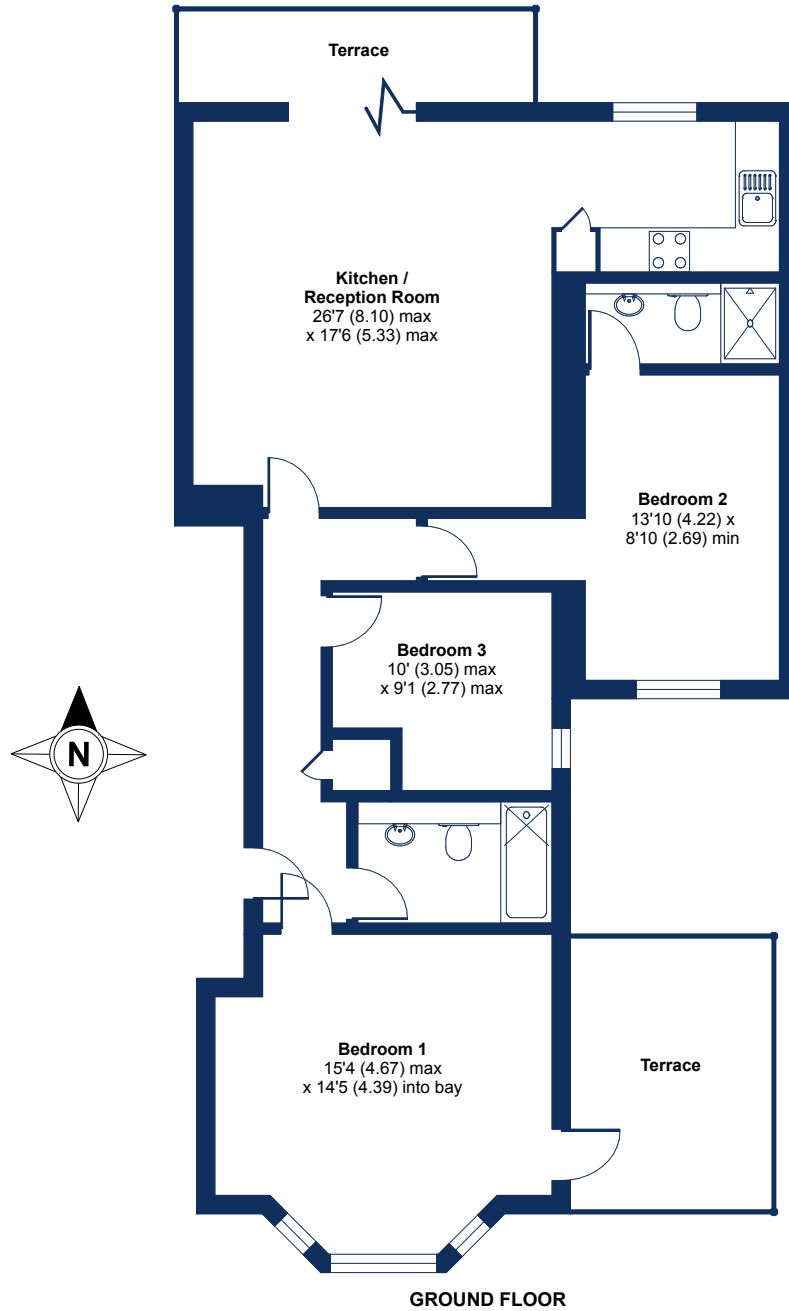


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Glenview Court - Floor Plan C

Total = 997 sq ft / 92.62 sq m

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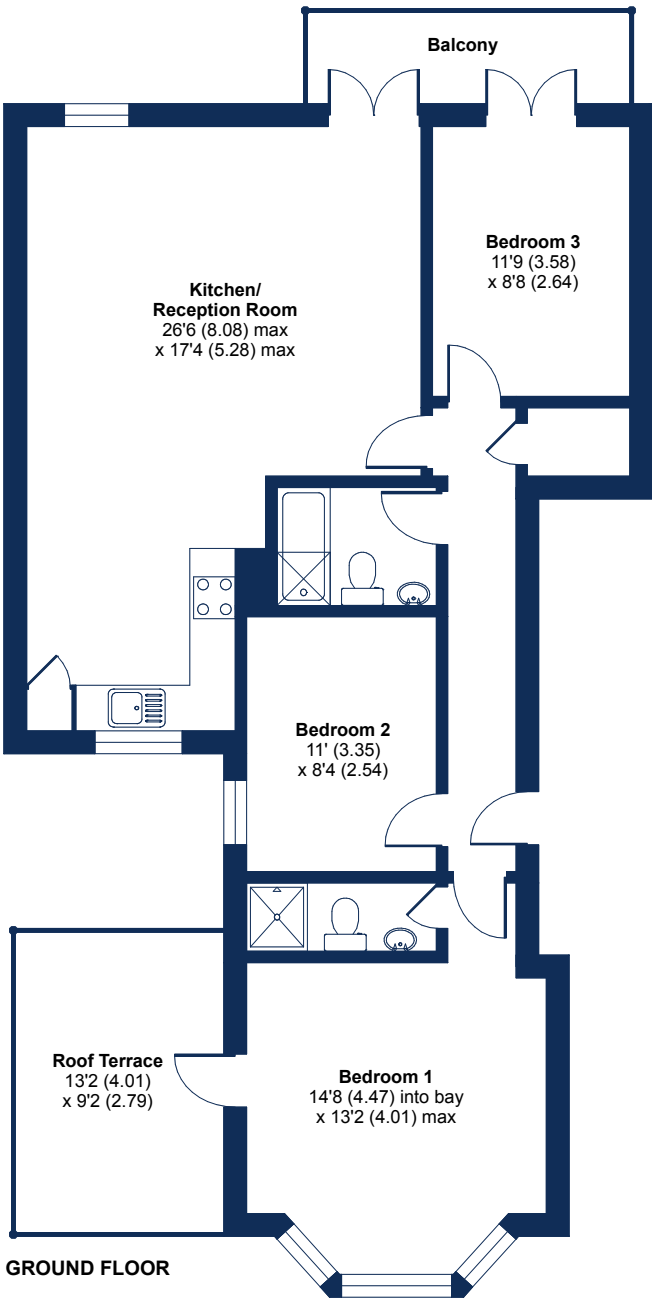
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Glenview Court - Floor Plan D



Approximate Area = 930 sq ft / 86.3 sq m

For identification only - Not to scale

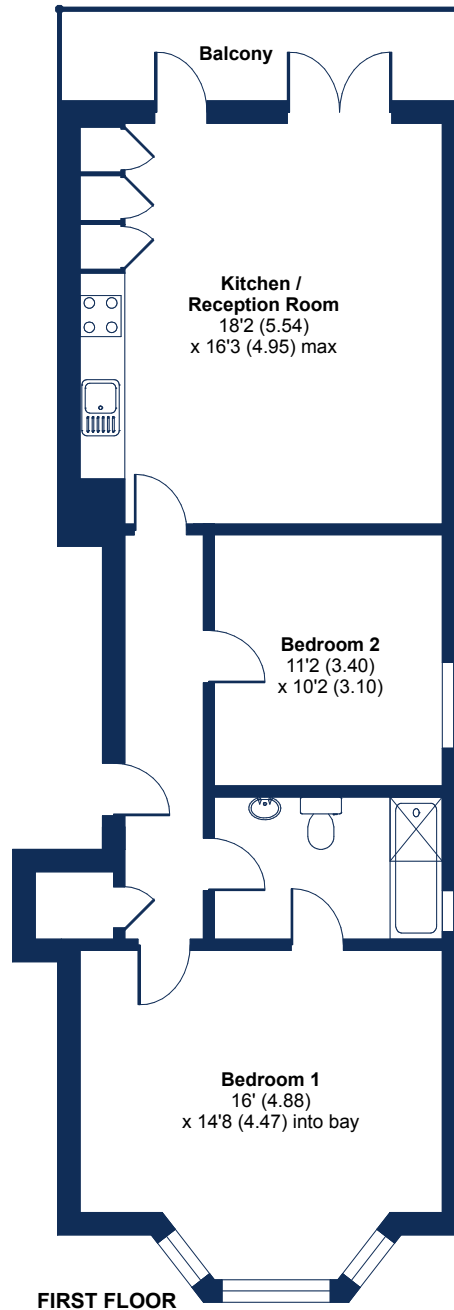
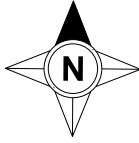


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Glenview Court - Floor Plan E

Approximate Area = 781 sq ft / 72.5 sq m

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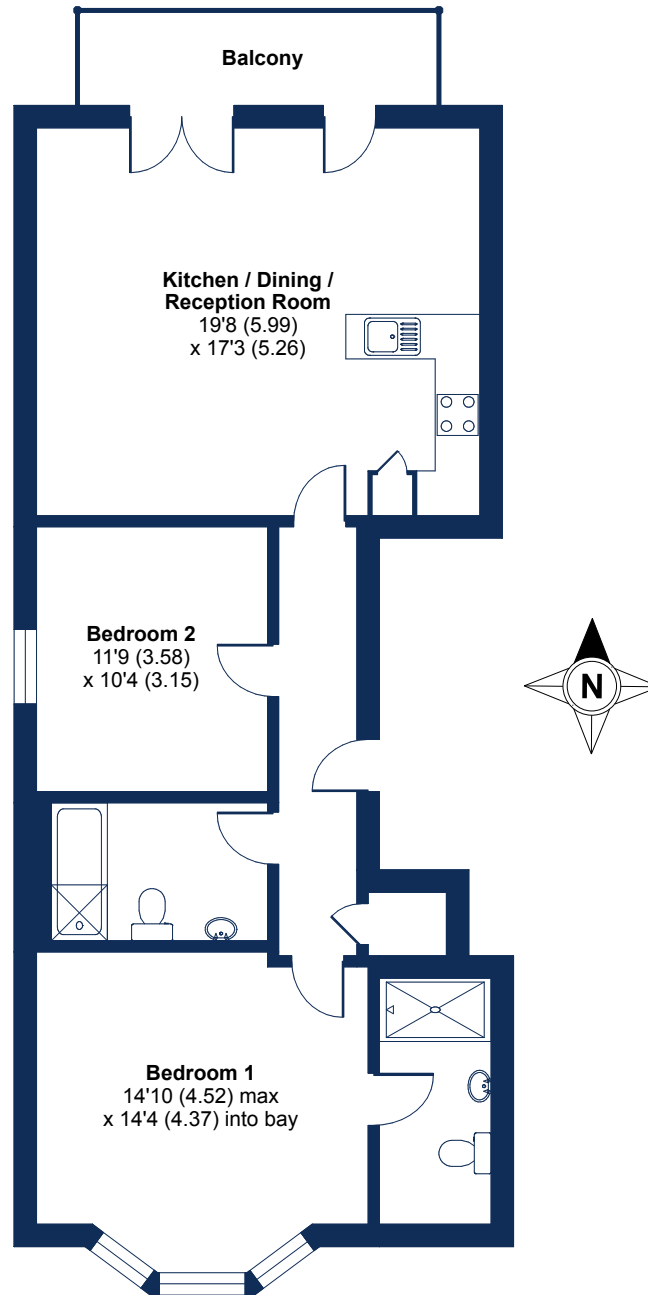


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Glenview Court - Floor Plan F

Approximate Area = 890 sq ft / 82.6 sq m

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FIRST FLOOR

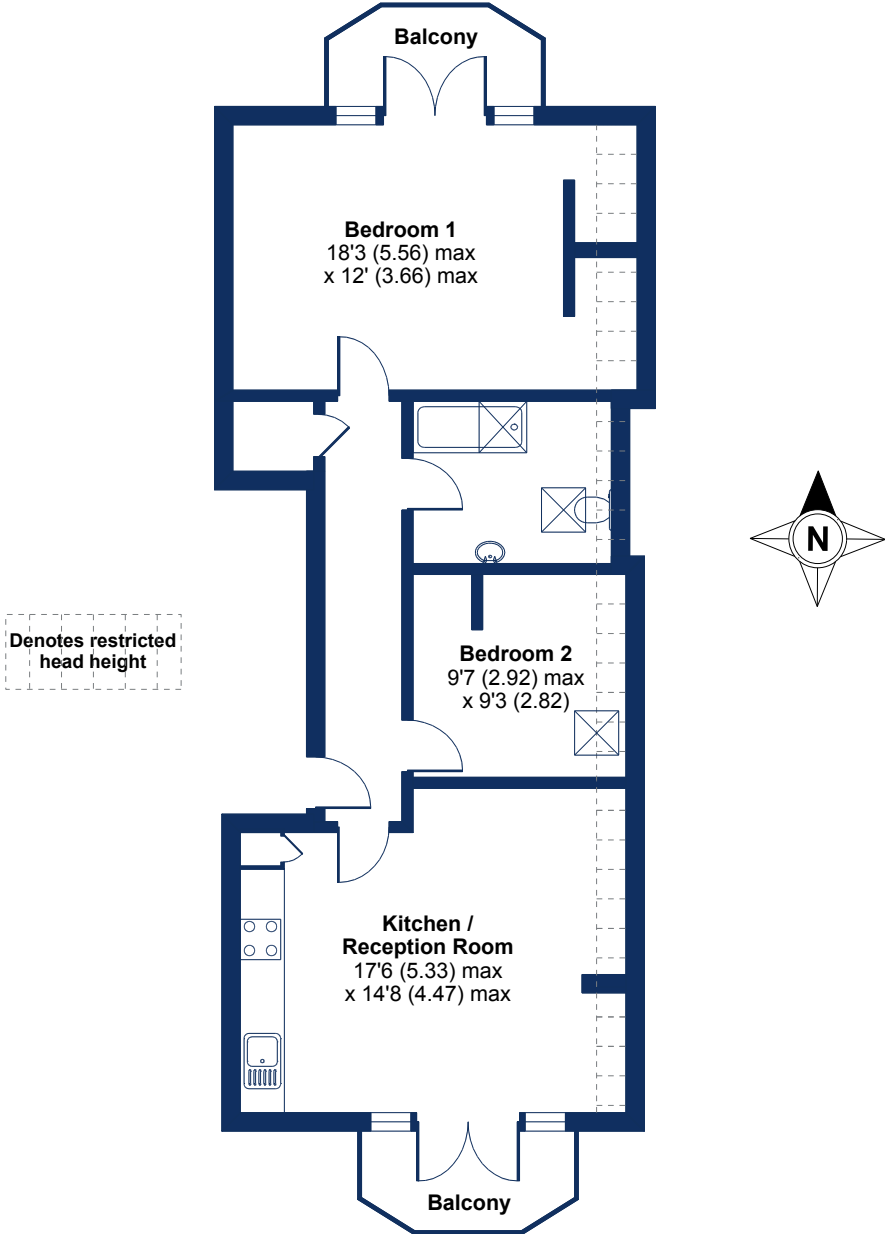


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Glenview Court - Floor Plan G

Approximate Area = 664 sq ft / 61.6 sq m
Limited Use Area(s) = 60 sq ft / 5.6 sq m
Total = 724 sq ft / 67.2 sq m

For identification only - Not to scale



SECOND FLOOR



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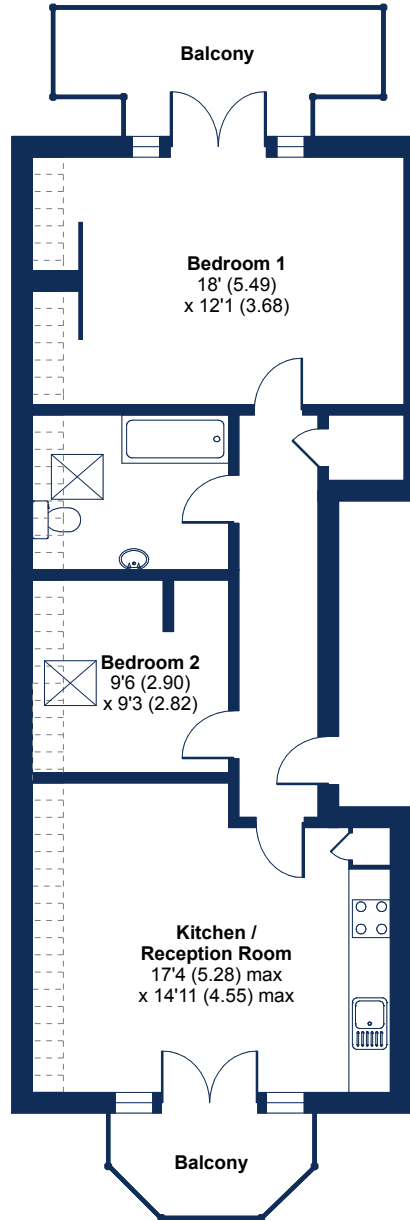
Glenview Court - Floor Plan H



Denotes restricted
head height

Approximate Area = 669 sq ft / 62.2 sq m
Including Limited Use Area(s) = 68 sq ft / 6.3 sq m
Total = 737 sq ft / 68.4 sq m

For identification only - Not to scale



SECOND FLOOR



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Features

Unique configuration for all flats

Characterful design with a cutting edge modern finish

High Ceilings

Hardwood Flooring

Double Glazed Sash Windows

Kitchens fully integrated with appliances and granite work tops

Bathrooms fully Tiled with underfloor heating

Outside spaces for every flat:

Lower Ground Floor - Private Gardens and Courtyards

Ground Floor - Terraces / Balconies

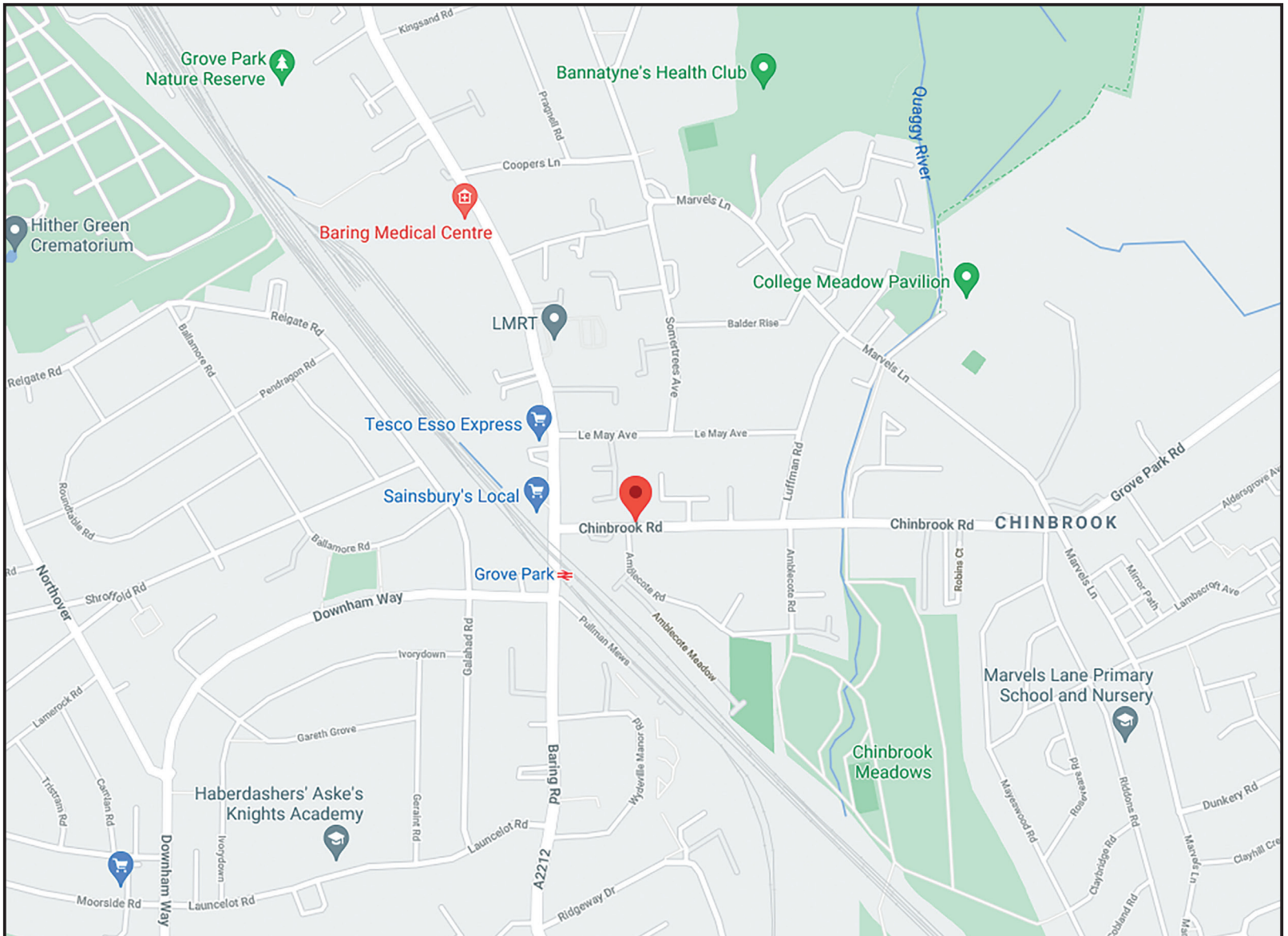
First Floor - Balconies

Top Floor - Balconies









38 Mottingham Road, Mottingham, London, SE9 4QR

T: 020 8857 8857 **E:** mottingham@cockburn-online.co.uk **W:** www.cockburn-online.co.uk

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