

Bernard Skinner



- No onward chain
- Three bedroom terrace
- Updating required
- Facing Maryon Wilson park

11 McCall Crescent, Charlton, SE7 8HS

Guide Price £410,000 - £415,000

Facing Maryon Wilson park, with Thorntree primary school about a third of a mile away, this three bedroom terraced house reflects the need for some updating within the price. With ground floor bathroom and wc and offered with no onward chain, there is a sizeable master bedroom. With Charlton Village about half a mile and the station just a little further, why not take a look, we hold keys!



Property Description

ENTRANCE HALL

Upvc front door, radiator, laminate flooring.

LOUNGE

14' 9" x 13' 7" into recess (4.5m x 4.14m) Double glazed window to front, understairs cupboard, radiator, laminate flooring.

KITCHEN

9' 0" x 8' 6" (2.74m x 2.59m) Double glazed window and door to garden, fitted wall and base units, work surfaces, space for washing machine, wall mounted boiler, radiator, vinyl flooring.

GROUND FLOOR BATHROOM

9' 0" x 4' 9" (2.74m x 1.45m) Double glazed window to rear, white suite comprising panelled bath with mixer tap, wash basin, radiator, vinyl flooring.

GROUND FLOOR WC

Double glazed window to rear, w.c, vinyl flooring.

FIRST FLOOR

LANDING

Loft access

BEDROOM 1

17' 2" into recess x 11' 7" (5.23m x 3.53m) Two double glazed windows to front, built in storage cupboard, radiator.





BEDROOM 2

12' 4" x 9' 2" at widest points (3.76m x 2.79m)
Irregular shape. Double glazed window to rear,
radiator.

BEDROOM 3

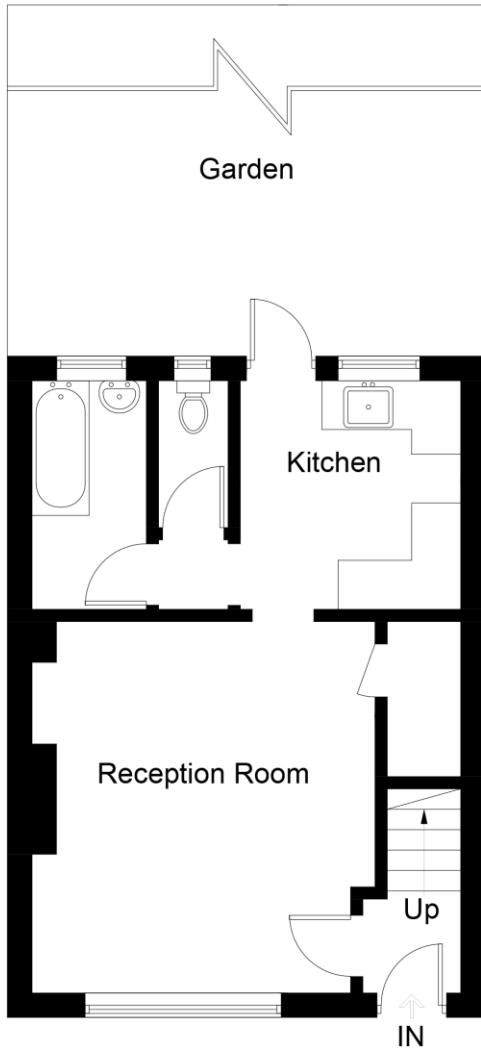
9' 1" x 7' 6" (2.77m x 2.29m) Double glazed
window to rear, radiator.



OUTSIDE

The rear garden measures approximately 39', (in
need of attention) mainly laid to lawn, patio area.

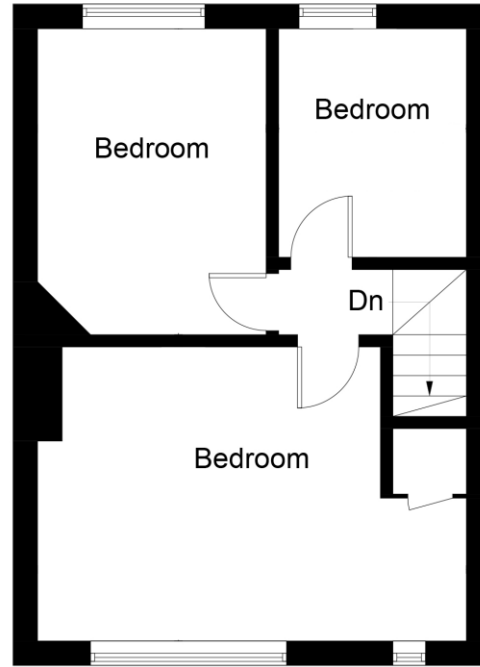




Ground Floor

McCall Cres, London, SE7

Approximate Gross Internal Area = 79.0 sq m / 850 sq ft



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
Produced by Planpix on behalf of Bernard Skinner (ID817235)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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 are advised to recheck the measurements

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