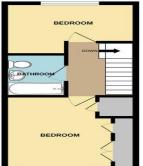


18 Greenacre Place, Hackbridge, Surrey, SM6 7EG | £425,000 Freehold

Situated in a private cul de sac close to Hackbridge station (Zone 4) and Beddington Park this modern two bedroom house is well presented throughout. The accommodation comprises a 20'5 lounge/diner, kitchen, two double bedrooms, fitted wardrobes in main be droom and a modern bathroom. The property has a well maintained rear garden and allocated parking at the front.





TOTAL FLOOR AREA: 637 sq.ft. (59.2 sq.m.) approx. Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other times are approximate and no responsibility is taken for any error, contaison or me-statement. This plan is for illustrative purposes only and should be used as such by any postperiche purchaser. The scheme also their operability or efficiency can be given.

ENTRANCE HALL

LOUNGE/DINER 20' 5" x 11' 7" (6.22m x 3.53m)

KITCHEN 7' 11" x 6' 8" (2.41m x 2.03m)

STAIRS TO THE FIRST FLOOR

LANDING

BEDROOM 1 11' 7" x 9' 5" (3.53m x 2.87m)

BEDROOM 2 11' 7" x 8' 3" (3.53m x 2.51m)

BATHROOM

REAR GARDEN

ALLOCATED PARKING

PRIVATE CUL DE SAC



IMP ORTANT NOTE: Paul Graham have not tested any services, heating system, appliances, fixtures or fittings. References to the tenu re of a property a re based on information supplied by the seller as Paul Graham have not had sight of the title documents. Neither has Paul Graham checked any existing or necessary planning consents, building regul ations or rights of way. Prospective purchasers are advised to obtain verification from their solicitor or surveyor. PLEASE NOTE: All measurements are approximate and represent the maximum dimensions of any room (into bays and alcoves) and a margin of error should be allowed.

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