



Collindale Avenue

Sidcup
DA15 9DN

Freehold

Well presented 3 bedroom semi detached chalet style house
Popular tree-lined road, backing onto local park
Convenient for Sidcup station and shops
Easy access to sought after schools
Potential to extend further (STPP)





FULL DESCRIPTION

Offered for sale is this well presented 3 bedroom semi detached chalet house. The property would make a great family home as it backs onto the local park and has easy access to some highly sought after schools as well as the local train station and shops.

This style of property offers fantastic potential to be extended further (STPP) and has potential to be extended into a large 5 bedroom house. It currently comprises of: Entrance hall, a bay fronted lounge, dining room, kitchen and conservatory that both offer a great outlook towards the park. The ground floor also features a family bathroom and bedroom 3. The first floor has 2 good sized bedrooms plus access to the loft.

Externally there is a lawned rear garden, front garden and off street parking

This style of property is always popular so your earliest appointment comes highly recommended.



Directions

From our Sidcup office, turn right and proceed along Station Road, which in turn becomes Halfway Street, take the second turning on the right into Burnt Oak Lane, take the third turning on the left into Marlborough Park Avenue and Collindale Avenue is the third turning on the right hand side. Closest Stations: Sidcup (0.51 mi) Albany Park (0.98 mi) New Eltham (1.47 mi) Closest Schools: Chatsworth Infant School (0.08 mi) Holy Trinity C of E School (0.28 mi) Chislehurst and Sidcup Grammar School (0.4 mi)



Local Authority
Council Tax Band
EPC Rating

Bexley London Borough Council

E
D

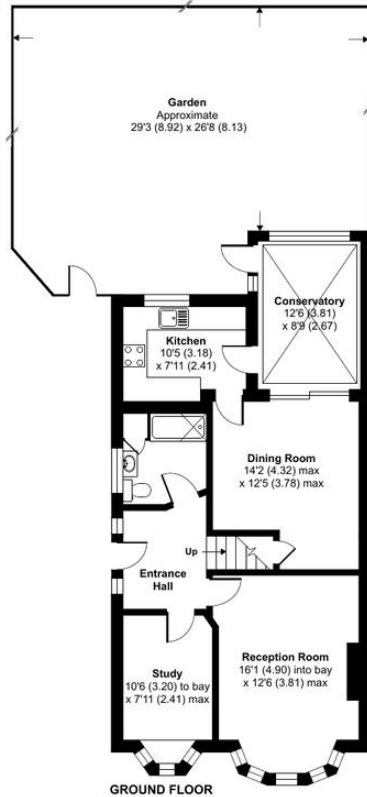
Collindale Avenue, Sidcup, DA15

Approximate Area = 1156 sq ft / 107.4 sq m

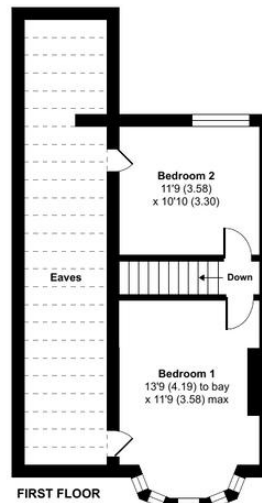
Limited Use Area(s) = 290 sq ft / 26.9 sq m

Total = 1446 sq ft / 134.3 sq m

For identification only - Not to scale



Denotes restricted
head height



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nixhecom 2024. Produced for Drewery. REF: 1219042

Drewery Property Consultants

128 Station Road
Sidcup
Kent
DA15 7AF

Contact

020 8269 6605
info@drewery.co.uk
www.drewery.co.uk

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.