

FOR SALE

## Ground Floor Flat

Bromley Road, Catford

1 Bedroom Flat - Unfurnished

£280,000







**Description**

Hindwoods are delighted to offer to the market, this well presented one bedroom ground floor apartment which has been newly refurbished throughout.

Part of a large house, with exceptional share rear garden, the property is one of 6 flats.

The property is an excellent first-time buyers opportunity, or else a fantastic investment opportunity, capable of achieving an excellent return on your investment.

The property is well situation in a popular area of Catford, close to an array of local amenities.

**Entrance Hall**

Large storage cupboard, single radiator, new carpet, doors to all rooms.

**Living Room**

15'6" x 12'5" (4.72 x 3.79m)  
3 sash windows to front and side, newly decorated, new carpets, picture rail & ceiling rose, double radiator.

**Kitchen**

9'10" x 5'3" (3.00 x 3.72m)  
Sash window to side, range of new wall and base units to 2 walls, with wooden worktop over. Part tiled walls, freshly painted remainder. Built in oven and hob, with extractor hood over. Stainless steel sink with drainer, and mixer tap over. New Vinyl flooring.

**Bedroom**

9'10" x 12'13" (3.00 x 3.72m)  
Double bedroom with sash window to rear, Newly painted walls, new carpet. Double Radiator.

**Bathroom**

Large obscure sash window to side. White suite comprising of low level WC, pedestal wash hand basin and panelled bath. Part tiled walls, freshly painted walls, new vinyl flooring and double radiator.

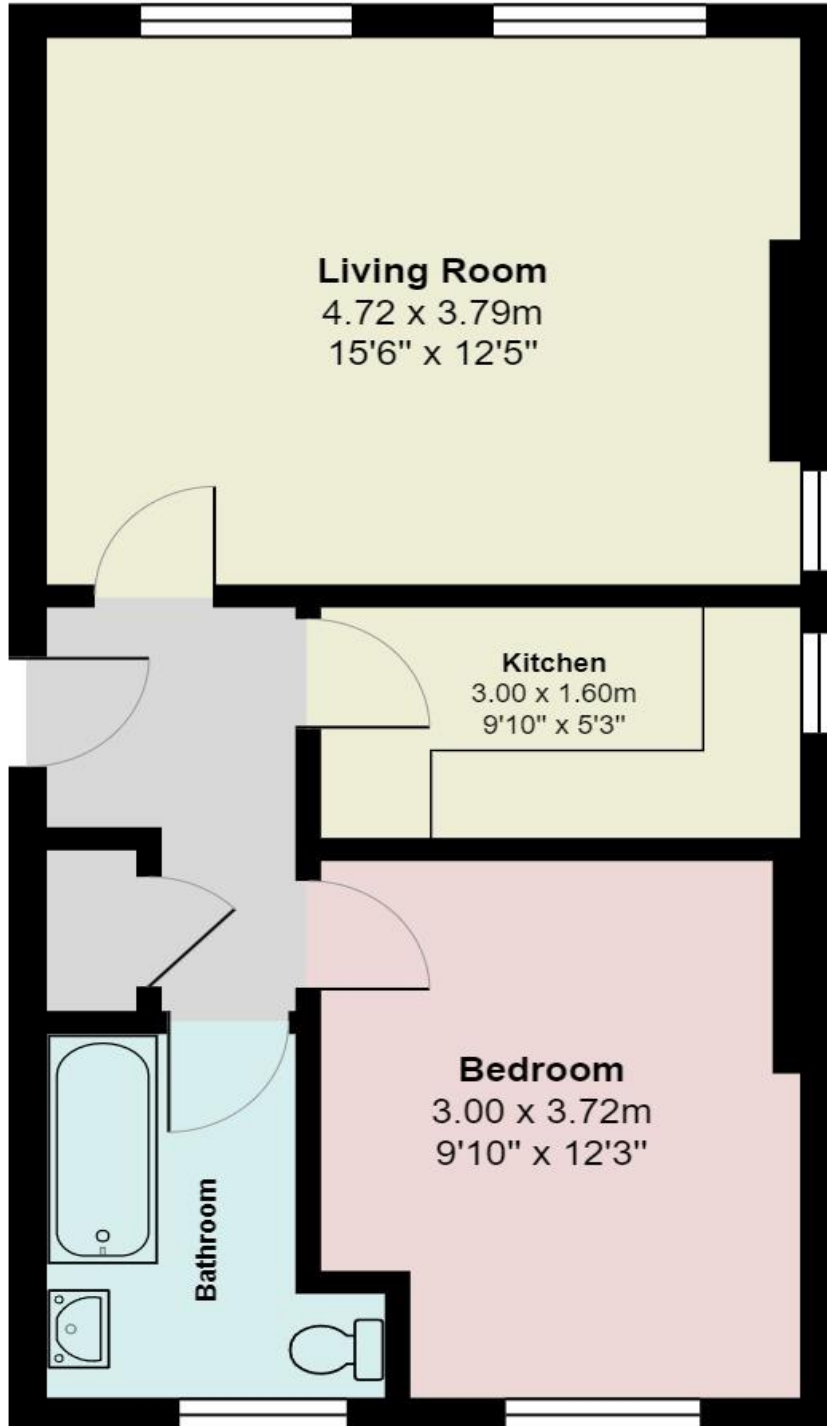


Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C

**Viewings**  
Strictly via Hindwoods.

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## Bromley Road



Total Area: 43.5 m<sup>2</sup> ... 468 ft<sup>2</sup>

All measurements are approximate and for display purposes only