



Blanmerle Road, New Eltham, SE9

Offers Over £475,000

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- Chain Free Sale
- Sought After Location
- Charming Garden To Rear
- Walking Distance To New Eltham Railway Station
- Excellent Bus Links Keeping You Connected With Sidcup, Eltham & Chislehurst
- Three Bedroom Bungalow
- Off Street Parking & Garage
- Ideal First Time Purchase Or Buy To Let Investment
- New Eltham Village Shops & Amenities On Your Doorstep
- Council Tax Band D - Royal Borough Of Greenwich



*** CHAIN FREE SALE ***

A complete blank canvas throughout, Blanmerle Road offers a perfect opportunity for first time buyers looking to put their own mark on a property!

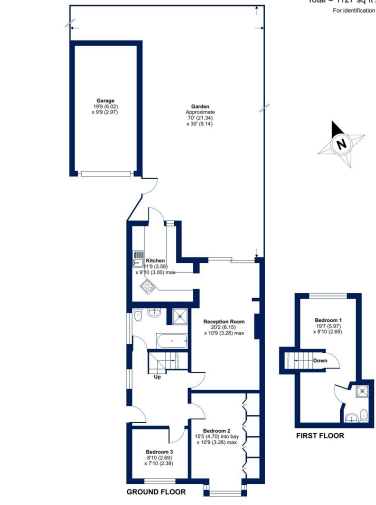
*In need of moderisation, this property really does need to be seen to be appreciated. Boasting over **932 sq ft** of space (**1127 with the garage included**), the property is spacious throughout and briefly comprises large reception room, kitchen, downstairs family bathroom, two bedrooms to the lower floor with a master bedroom to the first floor with its own en-suite. To the rear is a generously sized well maintained garden, with masses of potential, the perfect space for those with green fingers! The property also has the added bonus of off street parking and a garage, so new owners can be rest assured there will always be a space for their vehicles on the permit only road.*



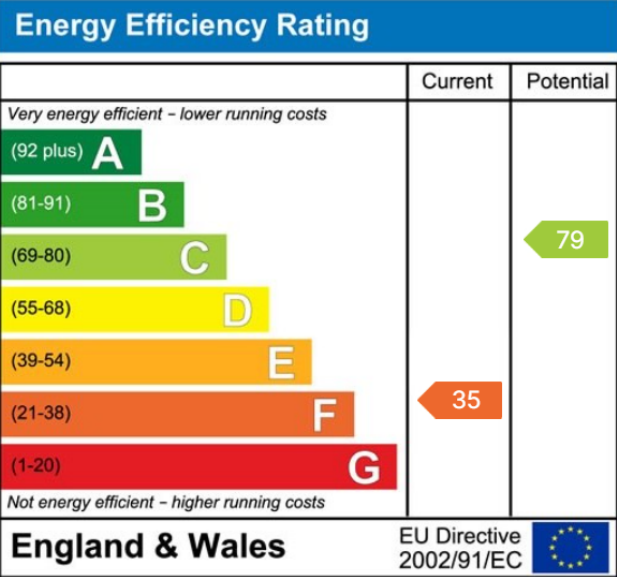


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Approximate Area = 932 sq ft / 86.5 sq m
 Garage = 195 sq ft / 18.1 sq m
 Total = 1127 sq ft / 104.6 sq m
 For identification only - Not to scale



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 Floor plan produced in accordance with RICS (Royal Institution of Chartered Surveyors) Professional Property Measurement Guidelines (IPMS) (2nd Edition) © Cockburn 2024
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