



Arden Close | Thamesmead, London, SE28 8SL



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Asking price £325,000

Freehold

EPC = C

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## Arden Close, Thamesmead

Call today to view this newly refurbished modern style house situated in Thamesmead which benefits from a garage, and is offer chain free. Ideal for any buy to let investor or first time buyer.

### Property Features

- Two bedrooms
- 14'2 x 11'4 Lounge
- Newly refurbished
- Chain free
- Garage
- Viewing advised



## Interior

**Entrance Hall** Door to front, radiator, wood laminate flooring, stairs to first floor

**Lounge** 4.34m x 3.48m (14'3" x 11'5") Double glazed patio doors to rear, radiator, wood laminate flooring

**Kitchen** 2.95m x 2.29m (9'8" x 7'6") Double glazed window to front, wall and base units, stainless steel sink and drainer unit with mixer tap, built in oven, four ring gas hob, space for fridge/freezer, part tiled walls, wood laminate flooring, extractor hood

**Bedroom 1** 3.78m x 3.45m (12'5" x 11'4") Double glazed window to front, radiator, built in cupboard, wood laminate flooring, cupboard housing Combi boiler, loft hatch

**Bedroom 2** 3.48m x 3.45m (11'5" x 11'4") Double glazed window to rear, radiator, wood laminate flooring

**Bathroom** Panelled bath with mixer tap, shower above & glass shower screen, wash hand basin with mixer tap, low level wc, par tiled walls, wood laminate flooring, shaving point, extractor fan

## Exterior

**Garden** Patio area, mainly laid to lawn, shed







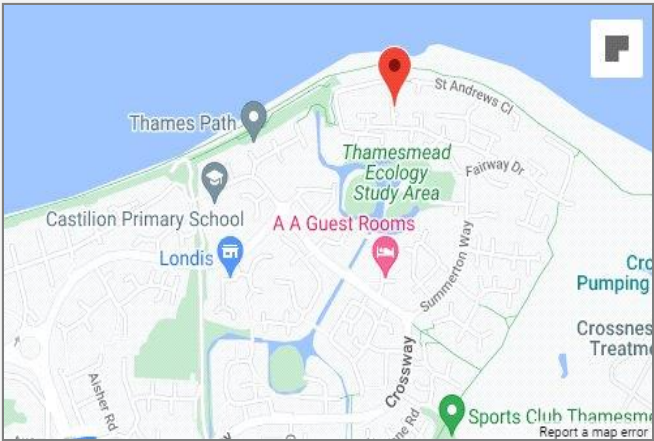
### Additional Information

This property is within easy reach of Abbey Wood, which is named after the ancient woodlands that surround the remains of the Lesnes Abbey founded in 1178, has an abundance of open space with Bostall Heath and Lesnes Abbey being the most popular along with miles of Green Chain Walks.

The commencement of the Crossrail project (in 2013) has resulted in a dramatic increase in demand for properties in this area.

### Property Location

Arden Close, Thamesmead, London, SE28 8SL



FOR MORE INFORMATION  
CONTACT US TODAY.

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