



Harborough Avenue | Sidcup, Kent, DA15 8HL



Offers Over: £390,000

Freehold

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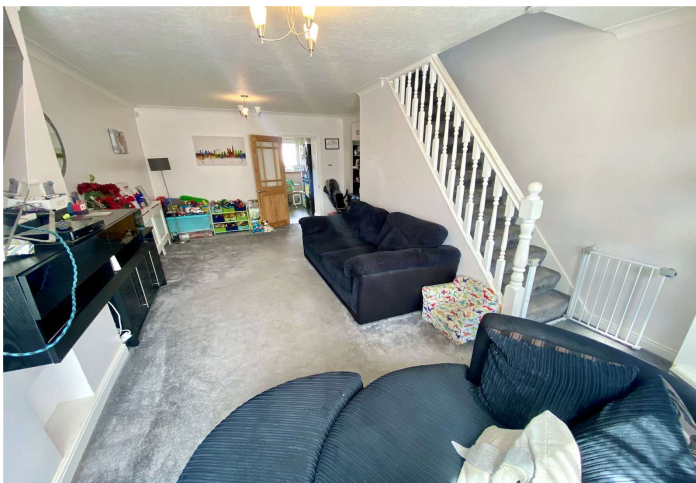


## Harborough Avenue, Sidcup

This property is being offered to the market in good condition, featuring well-arranged internal spaces. Parents will be delighted to know that the property falls within the catchment area for great schools.

### Property Features

- Council Tax: C
- EPC Rating: D
- Extended Terraced Family Home
- Open Plan Through Lounge
- Fitted Kitchen / Diner
- Two Bedrooms
- Off Road Parking
- 16ft Detached Garage to Rear
- Sought After Location





## Interior

**Entrance** Double glazed door to front, open plan to: -

**Lounge/Diner** 6.86m x 3.94m (22'6" x 12'11") Double glazed half bay window to front, coved and textured ceiling, under stairs storage cupboard, two radiators, carpet.

**Kitchen/Diner** 3.6m x 3.02m (11'10" x 9'11") Two double glazed windows to rear, double glazed door to rear, coved ceiling, inset spotlights, matching range of wall and base units incorporating cupboards, drawers and worktops, inset 1 and 1/2 bowl sink unit with drainer and mixer tap, space for cooker and fridge/freezer, plumbed for washing machine, wall mounted boiler, radiator with cover, part tiled walls, tiled flooring.

**Landing** Access to loft.

**Bedroom One** 4.04m x 3.9m (13'3" x 12'10") Double glazed half bay window to front, coved ceiling, radiator with cover, carpet.

**Bedroom Two** 2.67m x 2.1m (8'9" x 6'11") Double glazed window to rear, radiator, carpet.

**Bathroom** Double glazed frosted window to rear, panelled bath with shower over, vanity wash hand basin, low level WC, heated towel rail, tiled walls and flooring.

## Exterior

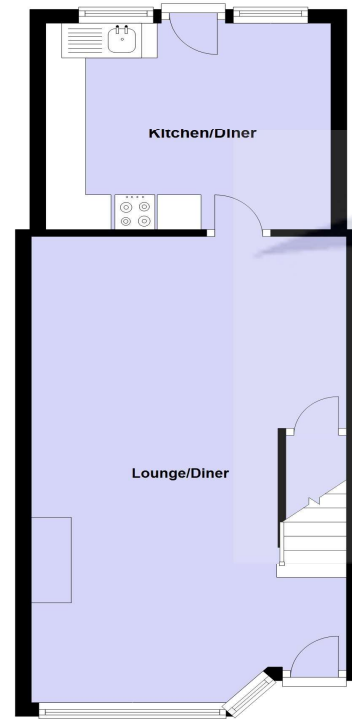
**Rear Garden** Paved patio area, laid to lawn, ornamental pond, timber shed, rear access.

**Garage** 5.03m x 3.8m (16'6" x 12'6") Detached to rear, door leading to garden.

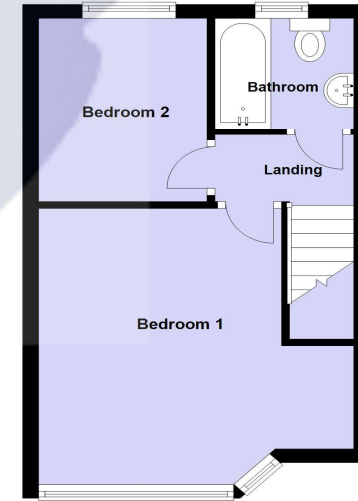
**Please Note:** Rear access is subject to legal verification.

**Front Garden** Shingled to provide off street parking.

### Ground Floor



### First Floor



For Illustration Only  
Plan produced using PlanUp.

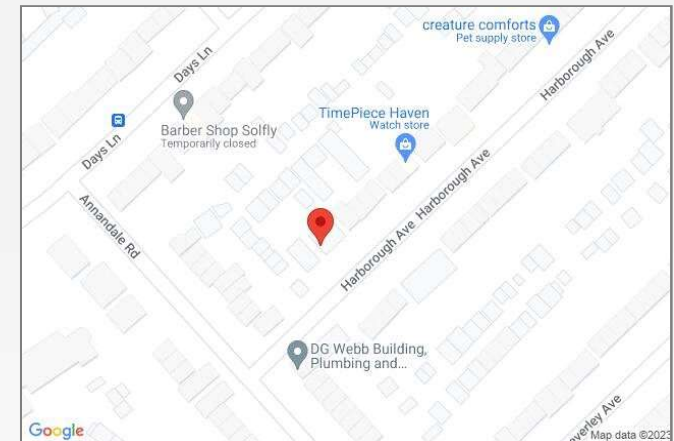






## Property Location

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## Additional Information

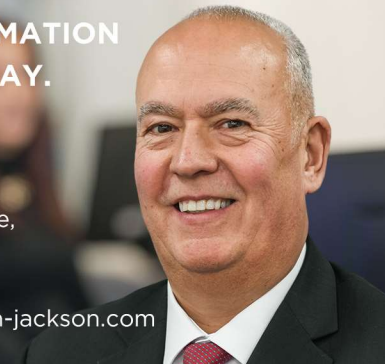
Sidcup and Blackfen are neighbouring towns in the borough of Bexley, coveted by families with children as they are in the grammar school catchments, with Chislehurst & Sidcup Grammar located off Sidcup's Hurst Road. Each town has its own High Street, with local businesses and supermarkets.

Commuters use Sidcup train station for a direct service into Central London, with journey times from 18 minutes. Both Sidcup and Blackfen are brimming with pubs and restaurants, with friendly 'locals' serving the community.



**FOR MORE INFORMATION  
CONTACT US TODAY.**

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