



Montrose Avenue | Welling, Kent, DA16 2QU



Offers In Excess Of: £490,000

Freehold

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Montrose Avenue, Welling

Offered to the market CHAIN FREE is this THREE BEDROOM END OF TERRRACE home with potential to extend (STPP). Conveniently located for Falconwood mainline station, local schools and Oxleas Woods.

Property Features

- Council Tax: D
- EPC Rating: D
- 29FT THROUGH LOUNGE
- 11FT KITCHEN
- FIRST FLOOR FAMILY BATHROOM
- POTENTIAL TO EXTEND (STPP)
- CHAIN FREE
- OFF STREET PARKING
- GARDEN



Interior

Porch: Double glazed door to front, double glazed window to front and tiled flooring.

Entrance Hall: Double glazed door to front, double glazed window to front and wood style laminate flooring.

Through Lounge: 8.9m x 4.67m (29'2" x 15'4") Double glazed bay window to front, wood style laminate flooring and double glazed sliding doors to rear.

Kitchen: 3.53m x 3.45m (11'7" x 11'4") Fitted with a range of wall and base units with contrasting work surfaces. Integrated hob and filter hood. Localised tiled walls, wood style laminate flooring. Double glazed windows to rear and double glazed door to rear.

Landing: Double glazed window to side, carpet as fitted and loft access.

Bedroom 1: 4.83m x 2.74m (15'10" x 9') Double glazed bay window to front, built in wardrobes and carpet as fitted.

Bedroom 2: 3.96m x 2.54m (13' x 8'4") Double glazed window to rear, built in wardrobe and carpet as fitted.

Bedroom 3: 2.82m x 1.83m (9'3" x 6') Double glazed window to front and carpet as fitted.

Bathroom: Fitted with a three piece suite comprising of pedestal wash hand basin, low level wc and panelled bath with shower over. Tiled walls, tiled flooring and double glazed window to rear.

New to Market

Property awaiting floorplan





Exterior

Garden: Mainly laid to lawn with paved area. Shed to rear.

Garage: Two garages with up and over doors.

Parking: Private driveway providing off street parking.

Additional Information

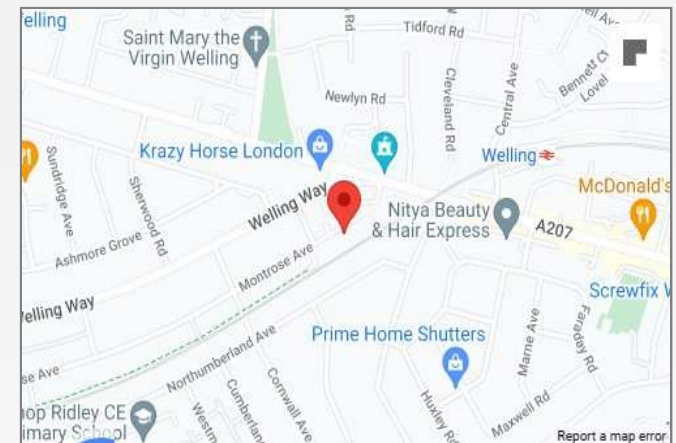
Please note the property backs on to a railway line.

Please note rear access is subject to legal verification.

Please note that any potential to extend is subject to obtaining the relevant planning consent from the local authority.

Property Location

Montrose Avenue, Welling, Kent, DA16 2QU



FOR MORE INFORMATION
CONTACT US TODAY.

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