



Ivory House
Rectory Lane
Sidcup
DA14 5BX

Leasehold

Introducing a well-presented two-bedroom ground floor flat on Rectory Lane in the sought-after area of Foots Cray. Ideal for first-time buyers or investors, this contemporary home offers a practical layout and a welcoming atmosphere.

Inside, the property features a bright and spacious reception room, a modern kitchen with, bathroom and two good sized bedrooms.

Externally, there is the added benefit of a garage for storage or parking, as well as access to well-kept communal areas.

The property is within easy reach of local shops, pubs, restaurants, schools, and parks. Excellent transport links, including Sidcup station and quick access to the A20 and M25, make commuting to Central London and beyond simple and efficient.

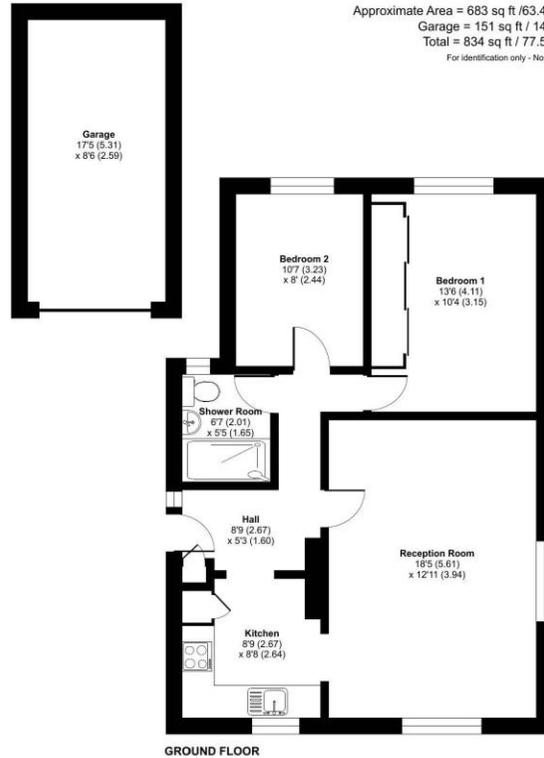


Local Authority Bexley London Borough
Council
Council Tax Band C
EPC Rating C

Lease 95 years remaining
Service Charge £1,910 per annum
Ground Rent £207.36 per annum

Rectory Lane, Sidcup, DA14

Approximate Area = 683 sq ft / 63.4 sq m
Garage = 151 sq ft / 14 sq m
Total = 834 sq ft / 77.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). © richcom 2026. Produced for Pyle Homes Limited. REF: 1415029

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

