



Bursdon Close

Sidcup

DA15 8AQ

Leasehold

Offered for sale is this well presented two-bedroom ground floor maisonette, benefiting from its own private entrance and direct access to a private rear garden. Offered chain free with a newly extended lease, we feel this property would make an ideal first-time purchase or an excellent option for those looking to downsize.

The property enjoys a prime location just a short walk from Sidcup train station, M & S Food Court, a wide selection of cafés, restaurants and local shops, as well as highly regarded schools and attractive parks.

The accommodation briefly comprises a private entrance, spacious lounge, fitted kitchen, two bedrooms and a modern shower room. Externally, the property boasts its own private rear garden and also benefits from a garage en bloc.



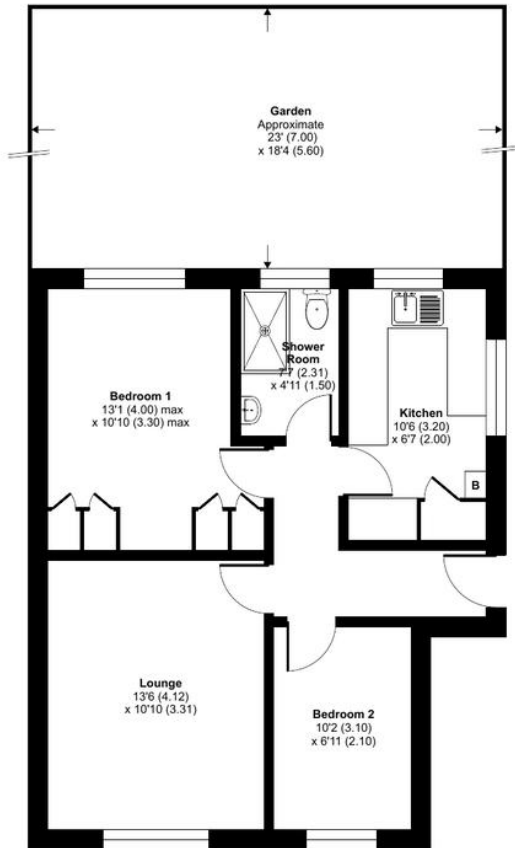
Local Authority Bexley London Borough
Council
Council Tax Band C
EPC Rating C

Lease Current lease is 40 years but on completion of the purchase it will be extended by another 90 years
Service Charge None
Ground Rent currently £20 per annum but this will be zero after the lease extension

Bursdon Close, Sidcup, DA15

Approximate Area = 557 sq ft / 51.7 sq m

For identification only - Not to scale



GROUND FLOOR

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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.

