



Chalcombe Road, Abbey Wood, London, SE2 9QS

RECENTLY REDECORATED | FIRST FLOOR FLAT | TWO BEDROOMS | GAS FIRED CENTRAL HEATING

DOUBLE GLAZING | CLOSE TO LOCAL AMENITIES | AVAILABLE IMMEDIATELY | SORRY NO DSS/STUDENTS/SHARERS

**** RECENTLY REDECORATED ** FIRST FLOOR FLAT ** TWO BEDROOMS ** LOUNGE ** KITCHEN ** BATHROOM ** GAS FIRED CENTRAL HEATING ** DOUBLE GLAZED ** CLOSE TO LOCAL AMENITIES ** AVAILABLE IMMEDIATELY ** SORRY NO DSS/STUDENTS/SHARERS ****

Per Calendar Month: £1,000.00

Chalcombe Road, Abbey Wood, London, SE2 9QS

Sunday: 10.00 - 14.00

COMMUNAL ENTRANCE

Communal entrance door, stairs to first floor landing.

ENTRANCE HALL

Entrance door, laminate flooring, two storage cupboards, security entry phone system, access hatch to loft.

LOUNGE

Double glazed window to side, double glazed french doors to Juliet balcony, laminate flooring, radiator.

KITCHEN

3.28m (10' 9") x 1.83m (6' 0")

Double glazed window to side, range of wall and base units with complimentary rolled top work surfaces over, single drainer sink unit with mixer tap, part tiled walls, ceramic tiled floor.

BEDROOM ONE

3.86m (12' 8") x 2.97m (9' 9")

Double glazed window to side, laminate flooring, radiator.

BEDROOM TWO

3.51m (11' 6") x 2.95m (9' 8")

Double glazed window to rear, laminate flooring build in wardrobe.

BATHROOM

2.18m (7' 2") x 1.65m (5' 5")

Double glazed window to front panelled bath with mixer taps, overhead shower, shower screen, pedestal wash hand basin, close coupled wc, tiled to all walls, spot lit ceiling.

ENERGY PERFORMANCE RATING

«EpcGraph»

Pending

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

OPENING HOURS

Monday - Thursday: 09:00 - 18:30

Friday: 09:00 - 18:00

Saturday: 09:00 - 17:00

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DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

