



VILLAGE ESTATES

• EST.1993 •



93 Main Road, Sidcup, Kent DA14 6ND

Tel: 0208 302 1002

www.village-estates.com

Email: sidcup@village-estates.com



Dulverton Primary School

0.7 Mile / New Eltham Station

Crown Woods Secondary Sch

Avery Hill Park

Halfway Street Local Shops

Energy Efficiency Rating 'D'



39 Crombie Road
Sidcup, DA15 8AT

Offers in Excess of
£625,000

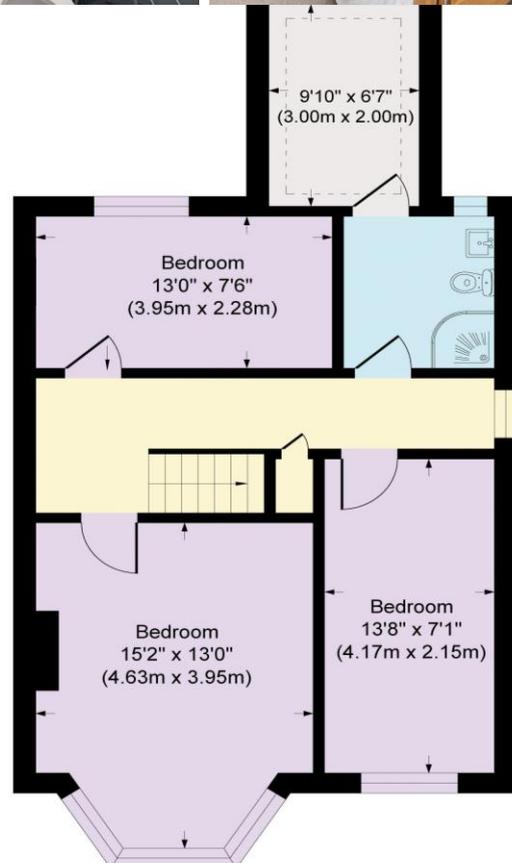
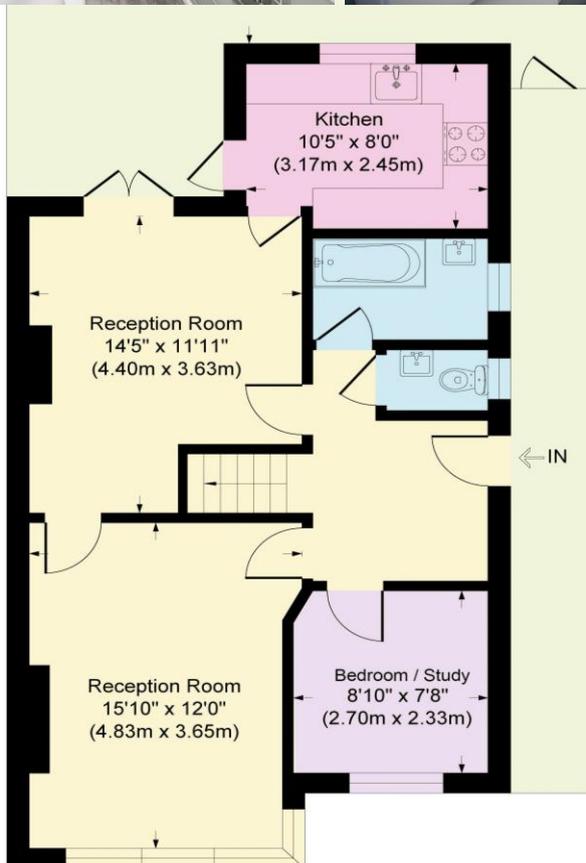
A warm and inviting family home located on the borders of Sidcup and New Eltham, benefiting from access to both mainline train stations. With all 'Chalet' style houses there is a fourth bedroom on the ground floor, across the hall from the bathroom or you can use this room as an additional versatile space.

EPC RATING: D

COUNCIL TAX BAND: E

TENURE: Freehold

LEASE TERM: Not Applicable



CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability. The accuracy of these details are not guaranteed and they do not form part of the contract.