



VILLAGE ESTATES

• EST.1993 •



93 Main Road, Sidcup, Kent DA14 6ND

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CHAIN FREE

CHIS & SID GRAMMAR SCHOOL

CLOAKROOM

DORMER & REAR EXTENSIONS

**0.6 MILE - SIDCUP MAINLINE
STATION**

CONTEMPORARY KITCHEN



31 Canterbury Avenue
Sidcup, DA15 9AZ

**Guide Price £775,000-
£800,000**

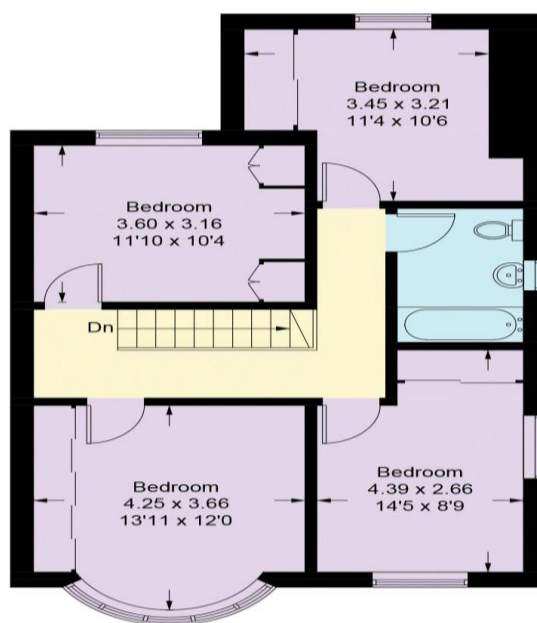
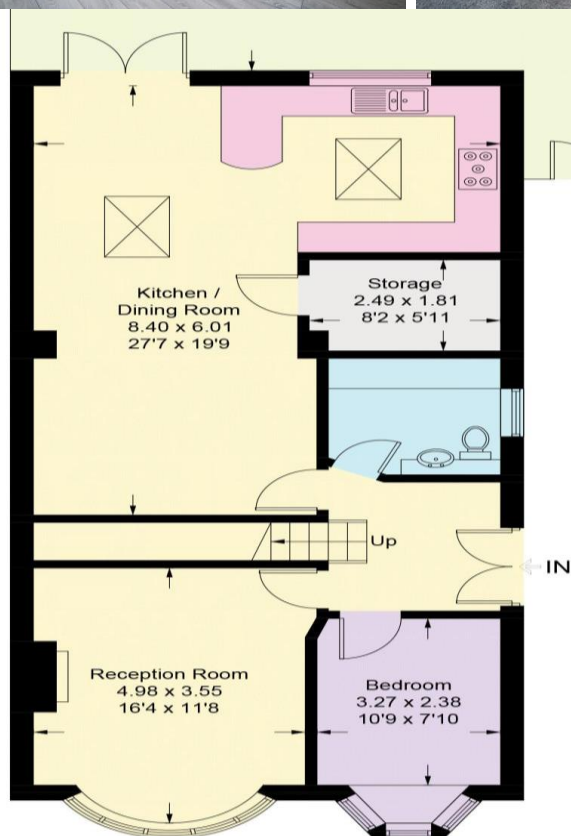
Situated near to three popular secondary schools, Village Estates are pleased to present a well established 4/5 bedroom EXTENDED family home. Conveniently offered with NO FORWARD CHAIN. We strongly recommend an internal viewing to appreciate the amount of accommodation this property has to offer, with an exceptional OPEN PLAN kitchen living space.

EPC RATING: C

COUNCIL TAX BAND: F

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.