



VILLAGE ESTATES

• EST. 1993 •

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**SPACIOUS THREE BEDROOM
HOME**

**FANTASTIC GARDEN
CLOSE TO ALL AMENITIES**

**DRIVEWAY PARKING
IDEAL FAMILY HOME
VIEWING RECOMMENDED**



**35 Ladbrooke Crescent
Sidcup, DA14 4RU**

£425,000

THREE BEDROOM FAMILY HOME WITH SPACIOUS GARDEN AND DRIVEWAY PARKING!

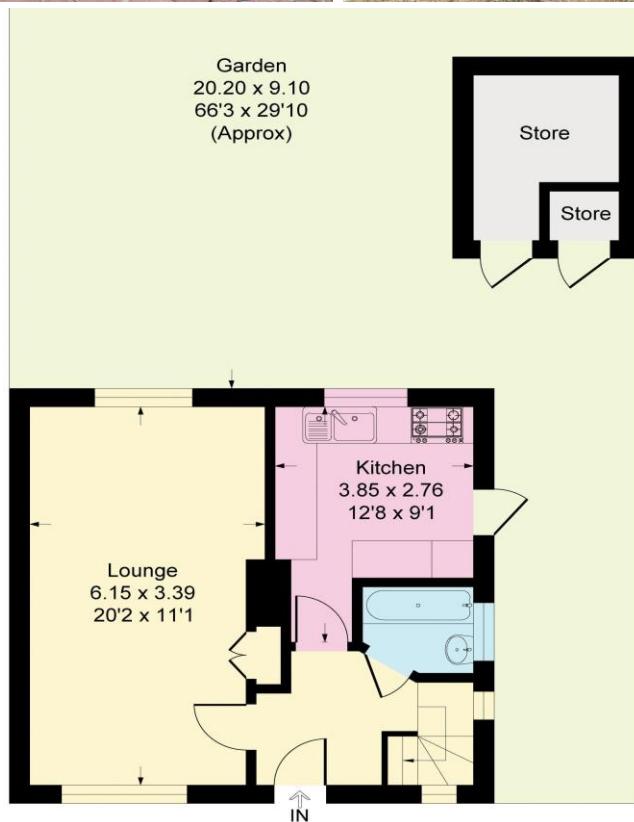
Village Estates are proud to welcome to the market this fantastic opportunity for any growing family. Offering excellent amenities and transport links, this property is situated in a quiet road and boasts plenty of potential. The home features a spacious living area, kitchen, bathroom as well as three very good-sized bedrooms. The rear garden will appeal to any green fingered buyer, as well as plenty of parking to the front. Call now to book your appointment.

EPC RATING: D

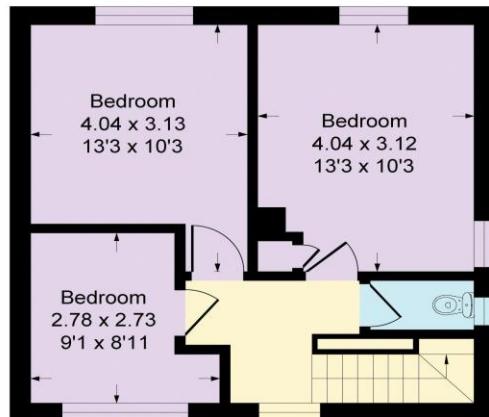
TENURE: Freehold

COUNCIL TAX BAND: D

LEASE TERM: Not Applicable



Ground Floor



First Floor

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.