

Federation Road, Abbey Wood

- PERIOD TERRACED FAMILY HOME
- FIRST FLOOR BATHROOM
- LEAN-TO
- CLOSE TO LOCAL AMENITIES
- NO ONWARD CHAIN

- TWO DOUBLE BEDROOMS
- THROUGH LOUNGE
- POPULAR LOCATION
- 0.5 MILES TO ABBEY WOOD STATION/ELIZABETH LINE
- TOTAL FLOOR AREA: 88 SQ M

Tenure: Freehold

By Auction £320,000

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Federation Road, Abbey Wood

DESCRIPTION

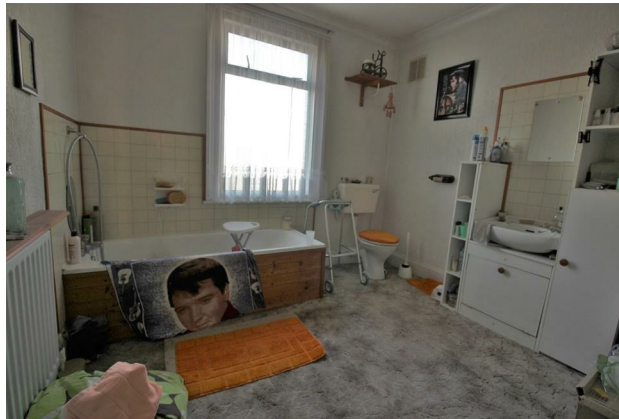
***FOR SALE VIA TRADITIONAL AUCTION * GUIDE PRICE £320,000 * BIDDING CLOSES 17 AUGUST 3.30PM * FEES APPLY ***

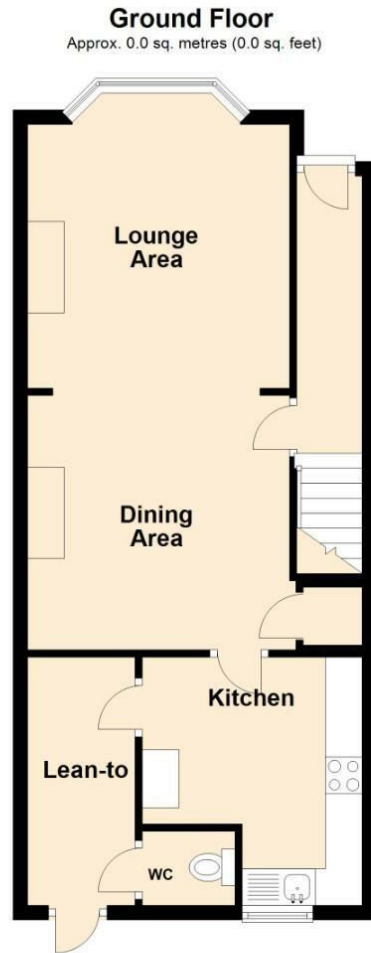
Offered with no forward chain is this two bedroom period terrace home situated on a desirable road close to transport link, schools and shops.

The accommodation on offer benefits from a through lounge, a fitted kitchen leading to a lean to/utility area and a wc. On the first floor you will find two double bedrooms and a large bathroom

The property is well located for local amenities and is just 0.5 miles to Abbey Wood Station and the Elizabeth Line with Lesnes Abbey and Woods, local shops and Alexander McLeod Primary School all within easy reach.

Call our sales team to arrange a viewing at your convenience.





Total area: approx. 0.0 sq. metres (0.0 sq. feet)

For illustrative purposes only
Plan produced using PlanUp.

Viewing

Please contact our Hunters Abbey Wood Office on 020 8311 1000 if you wish to arrange a viewing appointment for this property or require further information.

19-21 Wilton Road, Abbey Wood, London, SE2 9RH

Tel: 020 8311 1000 Email:

abbeywood@hunters.com <https://www.hunters.com>



Council Tax: C

ENERGY PERFORMANCE CERTIFICATE

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

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Very energy efficient - lower running costs	Current	Very environmentally friendly - lower CO ₂ emissions	Current
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

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.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered

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