



HUNTERS[®]
HERE TO GET *you* THERE

24 Dolphin Close, Thamesmead, London, SE28 8PY

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Guide Price £400,000-£425,000

This recently redecorated three-bedroom end-of-terrace property is tucked away in a peaceful cul-de-sac and is offered with no forward chain, making for a smooth and straightforward purchase. Well presented throughout, the home features a bright lounge/diner with French doors opening directly onto the rear garden, creating a great flow between inside and outside spaces. A modern kitchen sits to the front of the property, complemented by a handy ground floor WC — ideal for busy family life. Ample storage solutions are thoughtfully incorporated throughout, helping to keep day-to-day living organised and clutter-free.

Upstairs, three bedrooms offer plenty of flexibility, whether you need space for children, guests, or a home office. Outside, the property benefits from off-road parking to the front, while the private rear garden provides a secure, low-maintenance space perfect for relaxing, entertaining, or letting children play safely.

The location is excellent for families, with Castilion, Bishop John Robinson, Jubilee, and Linton Mead Primary Schools all within easy reach. For outdoor enthusiasts, the area is rich with winding canals, waterways, and the scenic Thames Path — ideal for weekend walks, cycling, or running along the river.

With excellent bus links offering easy access to Woolwich, Abbey Wood, and beyond, commuting and travel are simple and convenient.

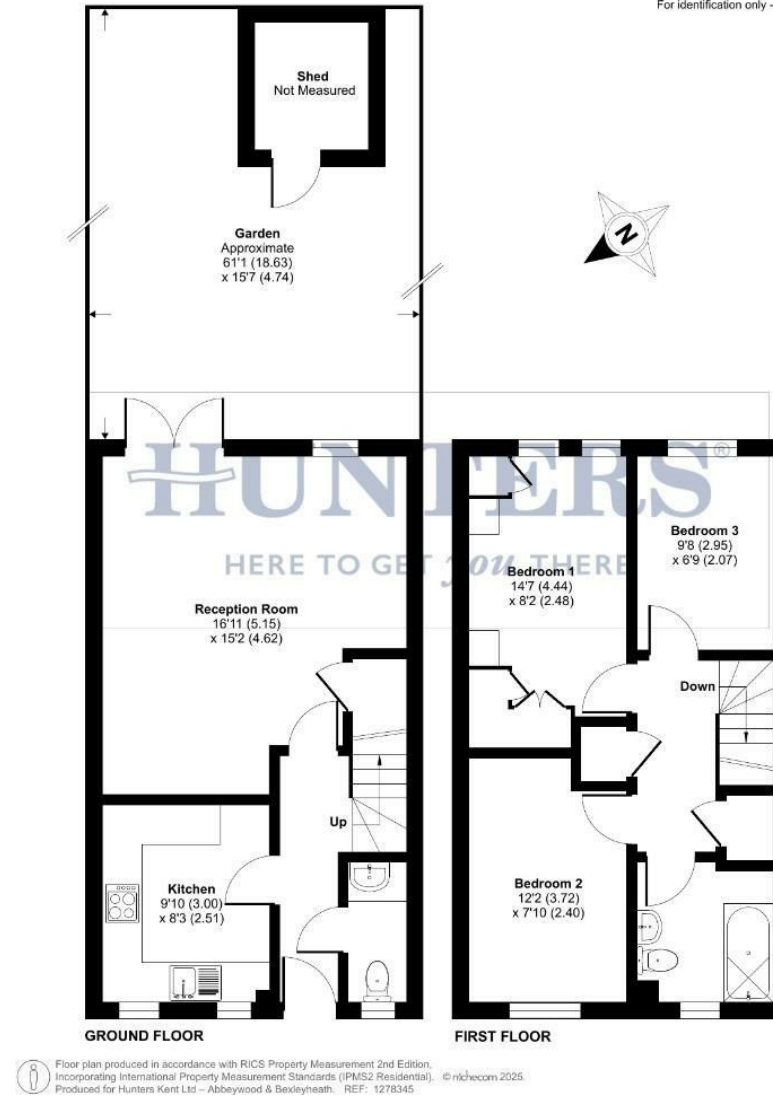
Well presented, well located, and ready to move straight into — early viewing is highly recommended to avoid missing out!

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Dolphin Close, London, SE28

Approximate Area = 826 sq ft / 76.7 sq m (excludes shed)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Hunters Kent Ltd - Abbeywood & Bexleyheath. REF: 1278345

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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

ENTRANCE HALL

KITCHEN

9'10 x 8'3

GROUND FLOOR WC

LOUNGE/DINER

16'11 x 15'2

FIRST FLOOR LANDING

BEDROOM ONE

14'7 x 8'2

BEDROOM TWO

12'2 x 7'10

BEDROOM THREE

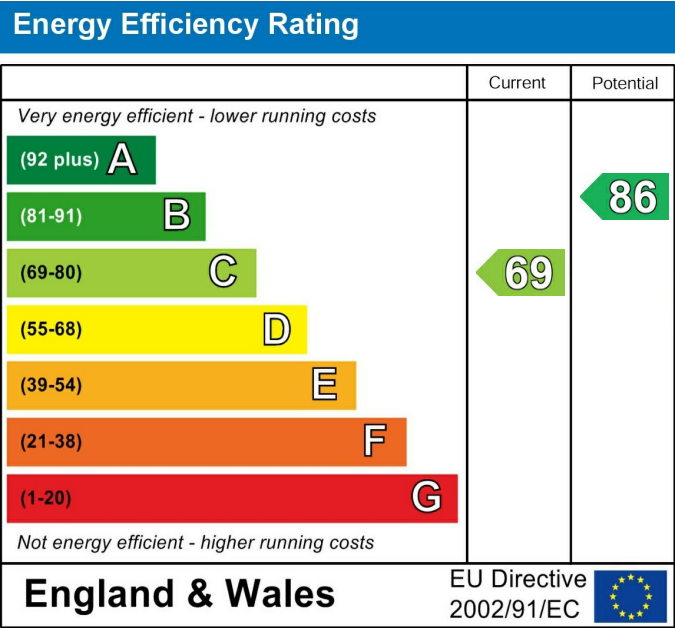
9'8 x 6'9

BATHROOM

GARDEN

61'1 x 15'7

OFF ROAD PARKING



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. 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 by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.







