



Birkhall Road, London, SE6 1TE

- Guide Price £625,000 to £650,000
- Chain Free
- Separate Kitchen
- Front Drive for 2 cars
- Hither Green Station 1.0 mile

- Four Bedroom Corbett House
- Three reception rooms
- Rear Garden 52ft - west facing
- 1379 sq ft
- EPC D

Guide Price £625,000 to £650,000



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DESCRIPTION

Guide Price £625,000 to £650,000. Chain free, four bedroom Corbett house with three reception rooms, separate kitchen, 52ft rear garden and front drive for two cars.

This period house has many wonderful features such as the double height front bay, coving, wooden floorboards, tiled fireplaces, three reception rooms, a separate kitchen, plus large conservatory, and west facing garden.

The house is a natural four bedroom with potential to go into the loft or adapt the kitchen and conservatory into a rear extension (both subject to the usual permissions), giving you an amazing canvas for a loving renovation.

Please call the Sales team at Hunters Catford to arrange your viewing.

Hither Green Station 1.0 mile
Bellingham station 1.0 mile

Torridon Primary School 0.3 miles
Sandhurst Primary School 0.4 miles

Local Shops and Post Office 0.1 miles
Corbett Community Library 0.3 miles
Catford town centre 0.9 miles away with The Broadway Theatre, supermarkets and plenty of café and restaurant choices.

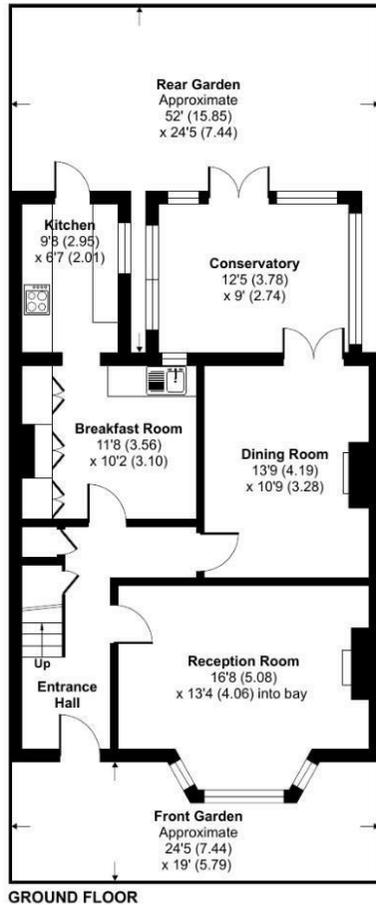
Forster Memorial Park 0.4 miles. 42 acres of open grassland surrounded by ancient woodland.



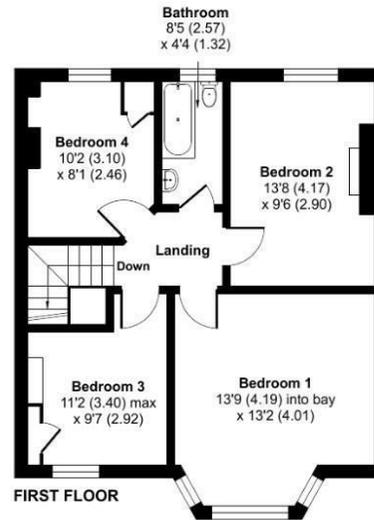


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Approximate Area = 1379 sq ft / 128.1 sq m
For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2024. Produced for Hunters. REF: 1204720

Viewings

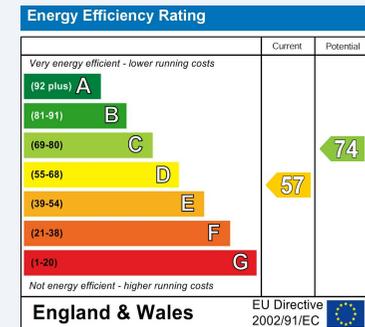
Please contact catford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

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.



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



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