



## Southend Lane, SE6 3AA

- Two bedrooms
- Newly refurbished
- Separate kitchen
- 0.2 miles to Beckenham Hill station
- 25min to Blackfriars
- Split level maisonette
- Two double bedrooms
- Private driveway
- 15min to Denmark Hill
- EPC D

**£1,850 Per Calendar Month**

**HUNTERS<sup>®</sup>**

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# Southend Lane, SE6 3AA

## DESCRIPTION

Two double bedroom, ground floor maisonette to let with a private driveway.

This lovely maisonette offers great space with a 14ft living room, separate kitchen with built in appliances, plus ground floor WC. There are two double bedrooms plus a three piece shower room, and a further separate WC.

Local amenities:

- Bellingham Leisure & Lifestyle Centre
- Shopping parade
- Beckenham Hill rail station 0.2 miles
- Bus routes

Bills are payable to the landlord as follows:

- Water, Gas, Electricity £315 pcm
- Council tax £135pcm

NB If usage goes over this, then extra is payable.

Please call the Lettings Team at Hunters Catford to arrange your viewing.



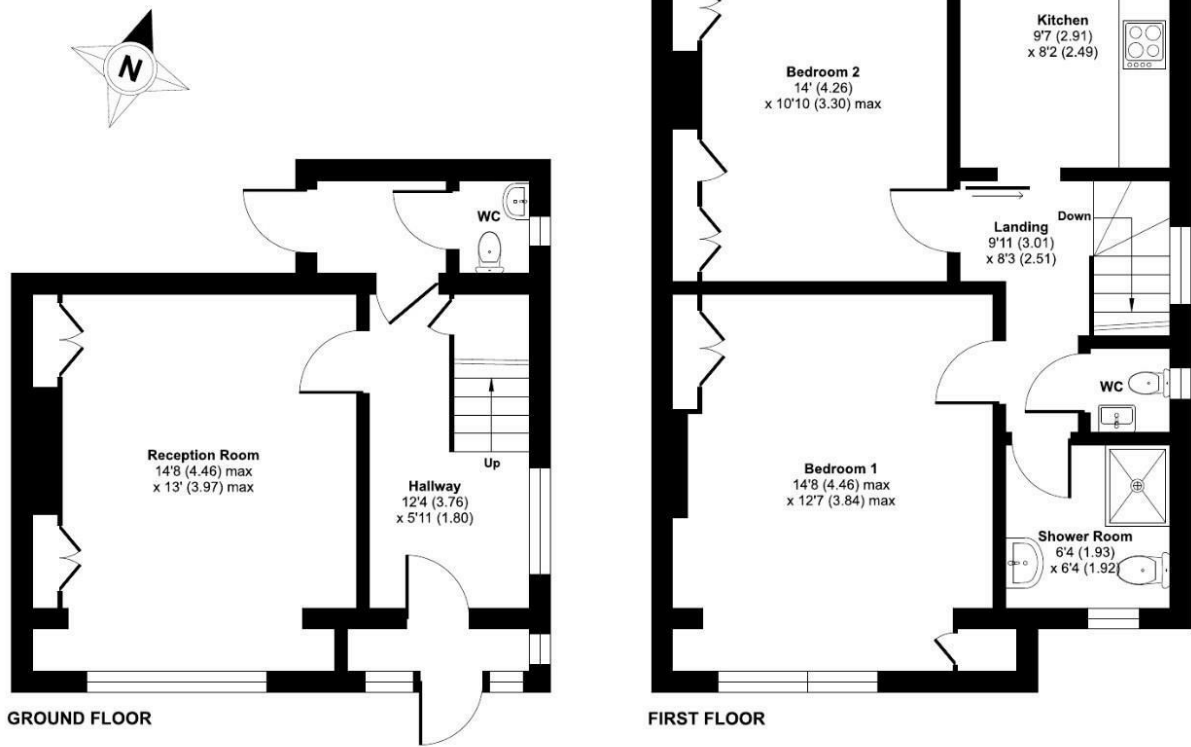
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Southend Lane, London, SE6

Approximate Area = 869 sq ft / 80.7 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Hunters. REF: 1355018

Viewings

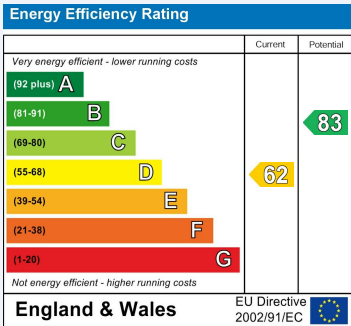
Please contact [catfordlettings@hunters.com](mailto:catfordlettings@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

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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