



Silver Birch Close, London SE6 4RS

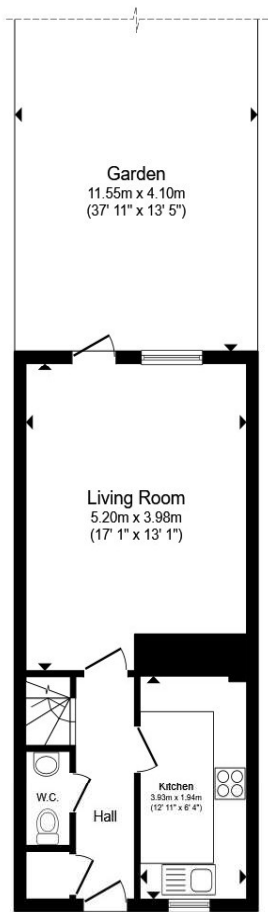
welcome to

Silver Birch Close, London

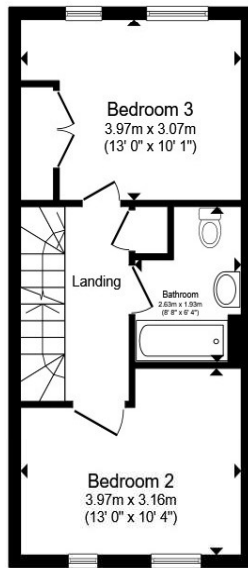
****FOUR BEDROOM MID-TERRACED TOWN HOUSE****

The property briefly comprises of an entrance hall, kitchen, cloakroom, **FOUR GENEROUSLY SIZED BEDROOMS** and family bathroom.

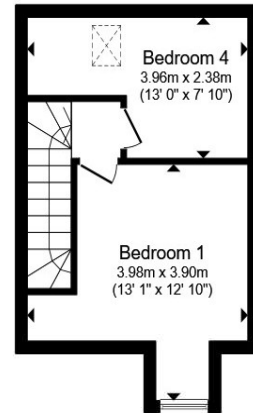




Ground Floor



First Floor



Second Floor



Ground Floor

Entrance Hall

Kitchen

12' 11" x 6' 4" (3.94m x 1.93m)

Living Room

17' 1" x 13' 1" (5.21m x 3.99m)

Cloakroom

First Floor

Bedroom Two

13' x 10' 4" (3.96m x 3.15m)

Bedroom Three

13' x 10' 1" (3.96m x 3.07m)

Bathroom

Second Floor

Bedroom Four

13' x 7' 10" (3.96m x 2.39m)

Bedroom One

13' 1" x 12' 10" (3.99m x 3.91m)

Rear Garden

37' 11" x 13' 5" (11.56m x 4.09m)

Total floor area 95.4 m² (1,026 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



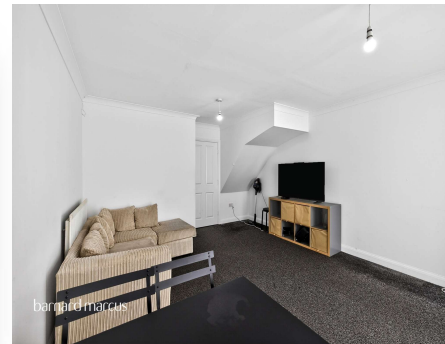
welcome to

Silver Birch Close, London

- THREE-STOREY MODERN TOWNHOUSE
- OFF-STREET PARKING
- SOUTH-FACING REAR GARDEN
- GROUND FLOOR WC
- IDEAL FOR FIRST TIME BUYERS

Tenure: Freehold EPC Rating: C
Council Tax Band: D

£500,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/PKM103834



Property Ref:
PKM103834 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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