



BENNETT PARK, BLACKHEATH, SE3 9RA
GUIDE PRICE £400,000-£425,000 SHARE OF FREEHOLD

LOCATED IN THE HEART OF BLACKHEATH VILLAGE, JUST 100 YARDS FROM THE STATION, IS THIS SPACIOUS ONE DOUBLE BEDROOM HALL FLOOR (RAISED GROUND FLOOR) APARTMENT WITHIN A SUPERB SEMI-DETACHED VICTORIAN HOME. SOLD CHAIN FREE, THE PROPERTY IS IN GOOD DECORATIVE ORDER WITH SCOPE TO ENHANCE

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DESCRIPTION:

Extending to approximately 475 sq. ft, the accommodation is well laid out and full of natural light. The generous reception room to the front is a standout feature, boasting a wide bay window and high ceilings with ample space for both seating and dining. The separate kitchen sits just off the hallway and includes fitted units and integrated appliances, while the adjacent shower room is smartly finished with contemporary fittings and a cupboard housing the washing machine. To the rear, the double bedroom enjoys a peaceful aspect with garden views and built-in wardrobes.

The property benefits from a share of the freehold, access to a communal rear section of garden and is sold chain free. This is an ideal first-time purchase, pied-à-terre, or buy-to-let.

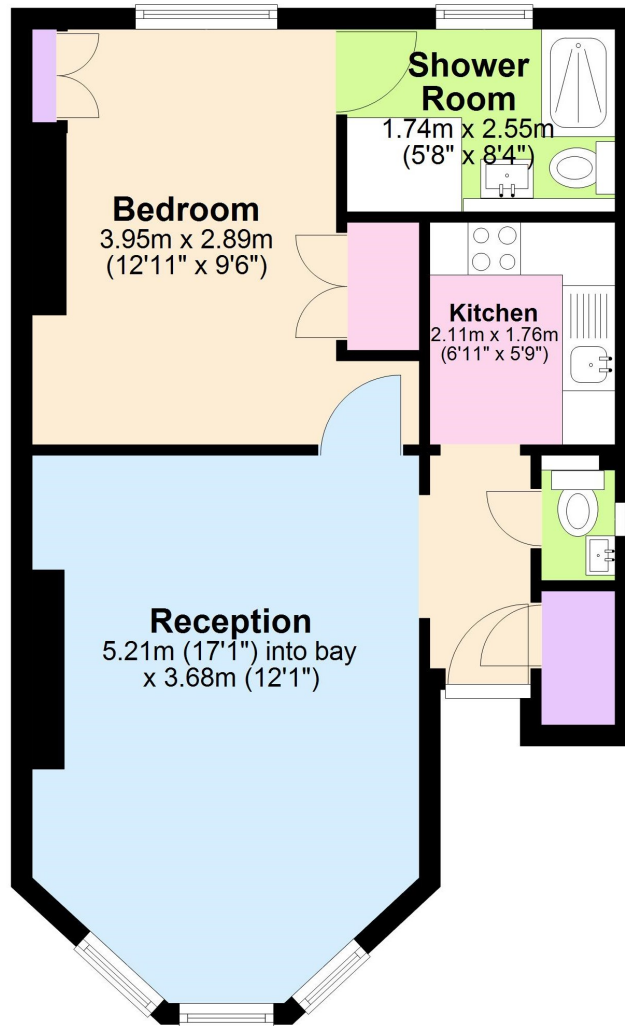
Bennett Park is a sought after address located in the heart of Blackheath Village with its array of boutique shops, farmers market, restaurants, bars and station. The heath is on your doorstep and the fabulous Royal Greenwich Park is just 900 metres away with Greenwich town centre beyond. Greenwich maintains a quaint rural village feel and is steeped in history with the old Royal Naval hospital, the Royal Observatory, the National Maritime Museum, and the spectacularly restored Cutty Sark. There are fantastic transport links with Blackheath Station giving access to London Bridge, Charing Cross and Victoria amongst others with access to the, DLR (0.95 miles Lewisham) bus, riverboat, foot tunnel and cable car all within the area. The area is minutes from Canary Wharf, the City and central London; Just one of the reasons why it's increasingly popular with young professionals and commuters. The nearby O2 adds to the area's appeal, offering entertainment and leisure options for residents and visitors alike.





Raised Ground Floor

Approx. 44.2 sq. metres (475.9 sq. feet)



Total area: approx. 44.2 sq. metres (475.9 sq. feet)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate. Any lease and service charge details have been provided by the vendor. Any interest party should have these checked by a solicitor as part of the purchase process.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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