



SOUTHBROOK ROAD, LEE, LONDON, SE12 8LQ
GUIDE PRICE £375,000-£400,000 SHARE OF FREEHOLD

A SUPERB AND VERY SPACIOUS TWO DOUBLE BEDROOM FIRST FLOOR APARTMENT WITH A LARGE PRIVATE GARDEN, SET WITHIN THE HIGHLY DESIRABLE LEE MANOR CONSERVATION AREA AND JUST MOMENTS FROM LEE STATION. SOLD CHAIN FREE.

Blackheath | 0208 8520999 | blackheath@winkworth.co.uk

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DESCRIPTION:

This spacious and well-presented home offers a bright and airy layout, featuring a generous entrance hall, a 14'4 x 12'6 reception room, an attractive modern kitchen, two good-sized double bedrooms, and a stylish modern shower room. The decor throughout is neutral and tasteful, complemented by double glazing, gas central heating. To the rear is a large and well-maintained private section of rear garden and the property is sold with a share of the freehold and chain free.

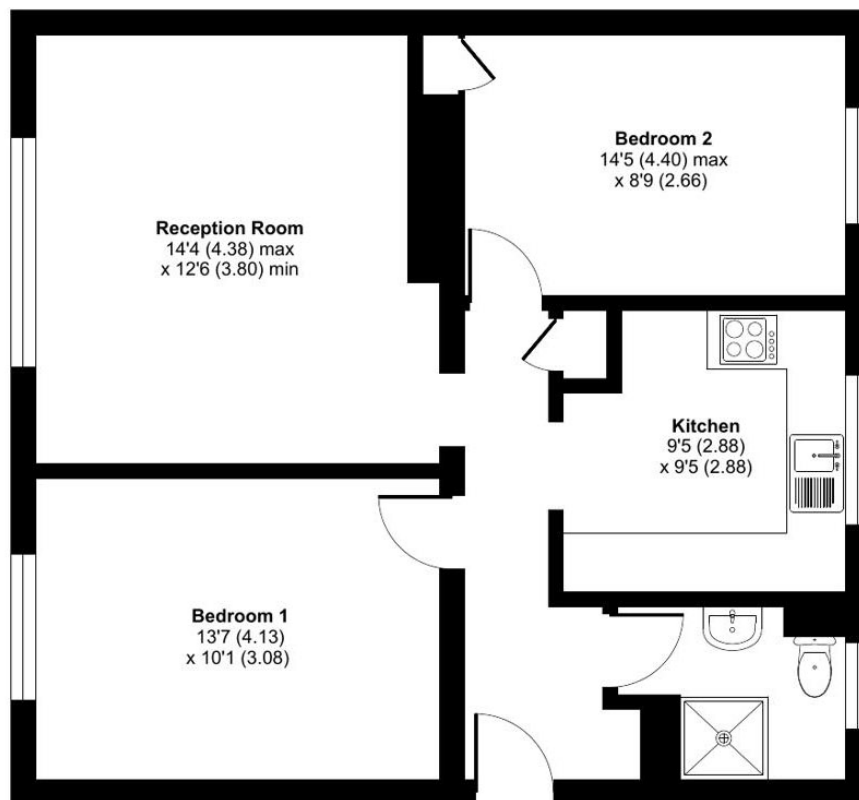
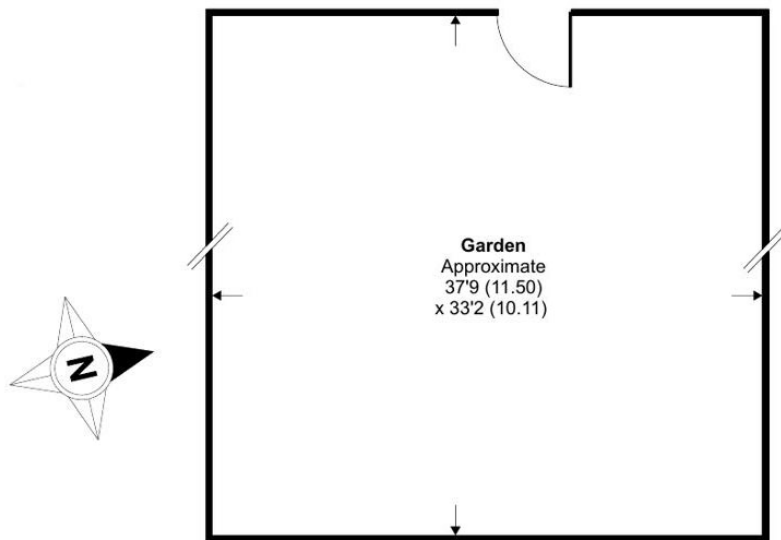
A superb and very spacious two double bedroom first floor apartment with a large private garden, set within the highly desirable Lee Manor Conservation Area and just moments from Lee station. Sold chain free.

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The property is set in the heart of the Lee Conservation area and close to the hugely popular Manor House Gardens with children's play park, a pond and a farmers market every Saturday. Lee Station is just a three minute walk and also convenient for Hither Green Station (0.5 miles). The popular open spaces of Manor House Gardens, Northbrook Park and Horn Fair Park are all close by as well as Historic Greenwich and Blackheath Village with its array of boutiques, bars and restaurants. The vibrant centres of Lee and Hither Green which includes a Sainsbury's Local, French Patisserie Cafe (La Delice), an incredible Deli and Bottle Shop (Found Hope Store), cocktail bar (Drink@Bob's) a florist (Otto's Greenhouse) and Italian restaurant and pizzeria (Sapore Vero), craft beer and chocolate shop (Park Fever), are all close by as well as The Lord Northbrook and The Crown gastropubs.







FIRST FLOOR

Approximate Area = 677 sq ft / 62.8 sq m

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.

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