

1 Shepherd's House Manor Park Road  
Chislehurst, BR7 5FT  
T: 0208 304 0997  
E: [property@tracythorne-estates.co.uk](mailto:property@tracythorne-estates.co.uk)



**110A Howard Avenue, Bexley**  
**Kent DA5 3AX**  
**Guide price £550,000**

GUIDE PRICE £550,000 - £600,000 - 'A' RATING EPC

A stunning end-of-terrace new build offering approximately 1,026 sq ft (95.3 sq m) of beautifully laid-out contemporary living space across two floors. Ideal for families, commuters, or investors seeking modern comfort.

**Key Features**

- Three Bedrooms—three good sized bedrooms
- Modern Family Bathroom—with bath, shower and double vanity sinks, heated towel rail
- Open-Plan Kitchen/Diner—Modern Shaker style with quartz worktops, integrated appliances, island breakfast bar, and LED lighting
  - Living Room—bright and welcoming front-aspect lounge
  - Ground-Floor WC—contemporary tiling
- Private Garden—designed for easy maintenance, featuring defined patio and lawn areas face south east
  - Off-Street Parking—driveway accommodating 1–2 vehicles
  - Efficient & Eco-Friendly—includes full solar panel system to lower running costs
- Move-In Ready—neutral décor throughout, high-quality finish, no onward chain, and covered by a 10-year structural warranty

Set on a peaceful residential street, this home benefits from excellent access to highly regarded schools, green spaces, cafés, and shops. Public transport links—including local bus routes and a Albany Park train station 0.5 miles away and Bexley and Sidcup 1 mile.

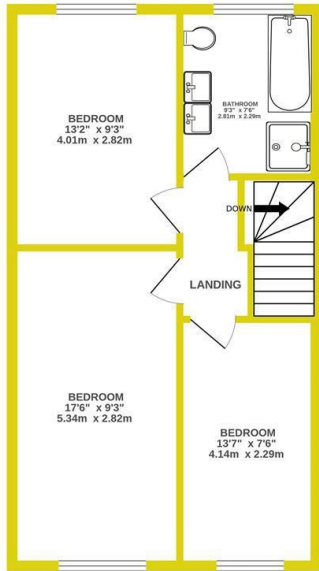
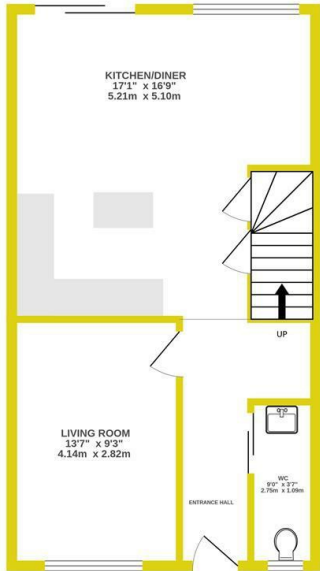
**Specification Highlights**





GROUND FLOOR  
513 sq.ft. (47.7 sq.m.) approx.

1ST FLOOR  
513 sq.ft. (47.7 sq.m.) approx.



TOTAL FLOOR AREA: 1026 sq.ft. (95.3 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating	
Very energy efficient - lower running costs	
A	96
B	
C	
D	
E	
F	
G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating	
Very environmentally friendly - lower CO <sub>2</sub> emissions	
A	
B	
C	
D	
E	
F	
G	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
England & Wales	EU Directive 2002/91/EC