



30 Shortlands Road BR2
Guide price £275,000

Description:

This first floor purpose built apartment is conveniently located to Shortlands Station making it great for central London commuters.

The property comprises a separate kitchen with a range of base and wall units, spaces for washing machine and fridge freezer. The living room includes a balcony and the double bedroom is fitted with wardrobes. The bathroom is fitted with a large glass panelled shower, wash basin with storage and wc. The property further benefits from laminate flooring throughout, double glazed windows, gas central heating, communal parking and an on site garage.

The property is located under a 1/4 of a mile to Shortlands Station making it ideal for commuters. Also in the vicinity are the local shops, pubs and restaurants on Beckenham Lane and Station Road.

The property is ideal for investors or first time buyers.



Directions: From Shortlands Station head left onto Shortlands Road. The property will be on the right.

Tenure: Leasehold

Lease term 150 years from 2007

Ground Rent: £120.00 pa

Service Charge: £800.00 pa

Council Tax Band: C



Room Dimensions:

Entrance Hallway

Kitchen **9'05 x 7'09**

Living Room **15'09 x 11'10**

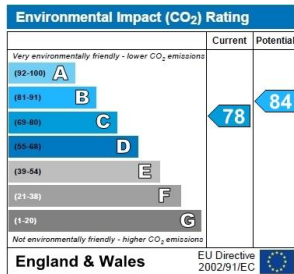
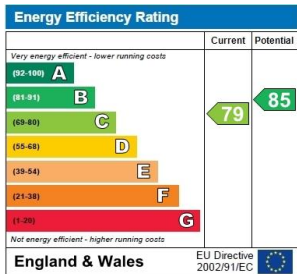
Bedroom **15'09 x 8'11**

Bathroom **7'09 x 5'06**

Garage **16'01 x 7'10**



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Please contact the branch for a complete copy of the EPC document





TOTAL APPROX. FLOOR AREA 506 SQ.FT. (47.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, 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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jdm recommends Independent Mortgage Advice. For help with your mortgage please contact your local branch. Your home may be repossessed if you do not keep up repayments on your mortgage. Written quotations available on request.

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