







## Guide Price £345,000

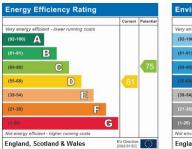
Open Day Saturday 16th July, 10am-12pm, By Appointment Only.

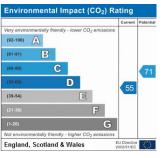
This two bedroom extended end-terrace house is located within easy reach of shops, schools and transport links which include buses to Grove Park and Bromley, with Beckenham Hill train station within easy walking distance. The property benefits from off-road parking having a driveway to the front.

The property consists of an entrance hallway, living room including a beautiful gas fireplace and storage under the stairs, the fully fitted kitchen is within the rear extension and includes a range of wall and base units and breakfast bar incorporating a dining/family room with French doors leading to the private rear garden. A shower room completes the downstairs accommodation. Upstairs are two double bedrooms both with built in wardrobes. The master bedroom also benefits from a feature fireplace. The family bathroom is fitted with a white three piece suite including a shower over the bath.

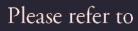
The garden measures approximately 52'0 x 23'02 and has a lovely patio area, laid lawn, side access and storage shed. Further benefits include front driveway, gas central heating and double glazed windows.

Viewing are highly recommended.









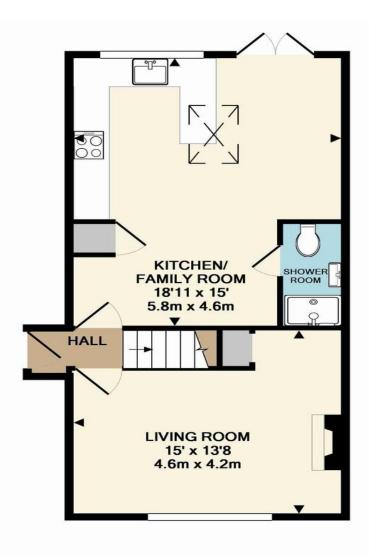
www.jdmestateagents.com

## to view our full area guides











1ST FLOOR APPROX. FLOOR AREA 306 SQ.FT. (28.5 SQ.M.)

GROUND FLOOR APPROX. FLOOR AREA 487 SQ.FT. (45.2 SQ.M.)

## TOTAL APPROX. FLOOR AREA 793 SQ.FT. (73.7 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 Made with Metropix ©2016



38 High Street, Bromley, Kent, BR1 1EA

www.jdmestateagents.com br@jdmestateagents.com 020 8313 6800 IMPORTANT NOTICE: Every effort has been made to ensure the accuracy of these details however they form no part of any contract and are issued without responsibility on the part of the agents or vendor. Any intending purchaser should satisfy themselves by inspection, searches, enquiries and survey as to the correctness of each statement. We have not carried out a survey of the property or tested services, systems or appliances. Reference to alterations or use of the property is not a statement that planning, building or other consent has been obtained. Photographs may show only certain parts and aspects of the property at the time when the photographs were taken. We recommend that all information provided is verified by yourselves on inspection and by your Surveyor/Legal Adviser.