



Bickley, Bromley BR1
Guide price £275,000 to £300,000

Description:

GUIDE PRICE £275,000 - £300,000

Ideally located for Bickley Station is this well proportioned two bedroom maisonette.

Accommodation comprises a porch, 18ft lounge, master bedroom, second double bedroom/dining room, modern shower room and kitchen.

The current owner has updated the property and carried out various upgrades throughout the property including full cavity wall and loft insulation and a new garage up and over door.

To the front of the property is a private landscaped garden with storage and there is a garage en bloc which is currently rented out for £80 pcm.

As well as being easily accessible to Bickley Station, Virgin Active is close by as well as Petts Wood, Chislehurst and Chatterton Village with their vast array of shopping and entertainment amenities.



Directions: From Bickley station turn right into Southborough Road, over the 1st mini roundabout, at 2nd mini roundabout turn right into Southlands Road and 2nd right into Clarence Avenue and follow the road into Rushmore Close.

Tenure: Leasehold

Council Tax Band:

Local Authority: London Borough of Bromley



Room Dimensions:

| | |
|----------------|--------------|
| Lounge | 5.5m x 3.34m |
| Bedroom One | 14'6 x 11'1 |
| Bedroom Two | 11'11 x 9'9 |
| Kitchen | 9'1 x 8'11 |
| Bathroom | 6'11 x 5'7 |
| Garage en-bloc | |

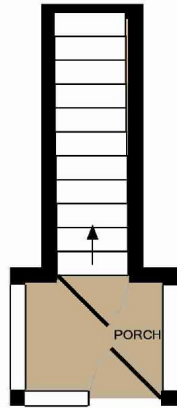


Please refer to www.jdmestateagents.com to see our full Area Guides.

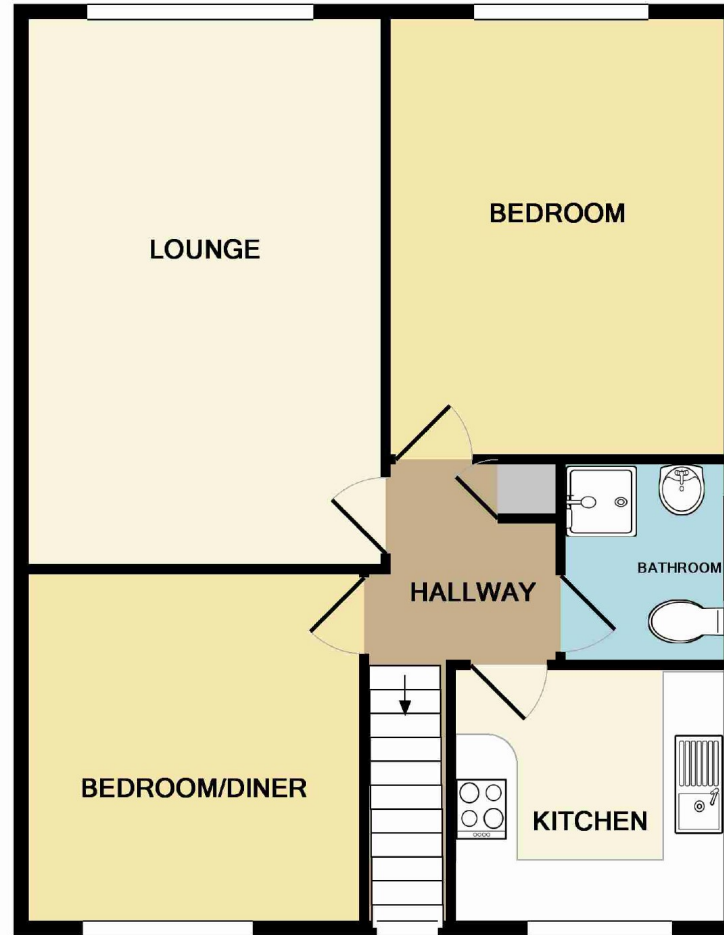
| Energy Efficiency Rating | | Current | Potential |
|---|--|----------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92-100) A | | | |
| (81-91) B | | | |
| (69-80) C | | 75 | 78 |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

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





GROUND FLOOR
APPROX. FLOOR
AREA 43 SQ.FT.
(4.0 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 677 SQ.FT.
(62.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 720 SQ.FT. (66.9 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

IMPORTANT NOTICE

jdm must advise that although every effort has been made to ensure the accuracy of these details they form no part of any contract and are issued without any responsibility on the part of the agents or vendor. Photographs may have been taken using a wide angle lens. Any floor plans shown are not to scale. All measurements, walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate only. Any reference to alterations or particular use of the property wherever stated, is not a statement that planning, building regulations or other relevant consent has been obtained. We have not carried out a survey of the property nor have we tested any services, systems or appliances at this property. We strongly recommend that all the information we provide is verified by yourselves on inspection and by your Surveyor and Solicitor or Legal Adviser.

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.

jdm Petts Wood

36 Station Square, Petts Wood, Kent BR5 1NA

01689 819 819

epw@jdmonline.com



jdm
ESTATE AGENTS