



Petts Wood BR5
£680,000

jdm
ESTATE AGENTS

Description:

Jdm are delighted to offer to the market this recently refurbished and remodelled three bedroom detached house. Tudor Way is well located on the East side of Petts Wood and within a few minutes walk of Petts Wood village with its array of restaurants, boutiques, shops and Petts Wood mainline station serving several London termini including London Bridge, Charing Cross and Victoria.

The property benefits from a replacement boiler, electrics, and a roof overhall. The accommodation comprises an entrance porch, a bright entrance hall, cloakroom, lounge with dual aspect, a replacement kitchen fully fitted with new appliances and a breakfast area. To the first floor are two double bedrooms, one single and a luxury bathroom suite.

To the rear is a large child friendly decking area with gates and steps down to the lawned area. To the front is off street parking and access to the garage via an electric door.

jdm highly recommend your earliest inspection of this delightful family home that oozes quality and boasts a very convenient location.



Directions: From Station Square Petts Wood turn left, at the mini roundabout turn right into Petts Wood Road. At the junction turn right into Tudor Way.

Tenure: Freehold

Council Tax Band: F

Local Authority: Bromley Council



Room Dimensions:

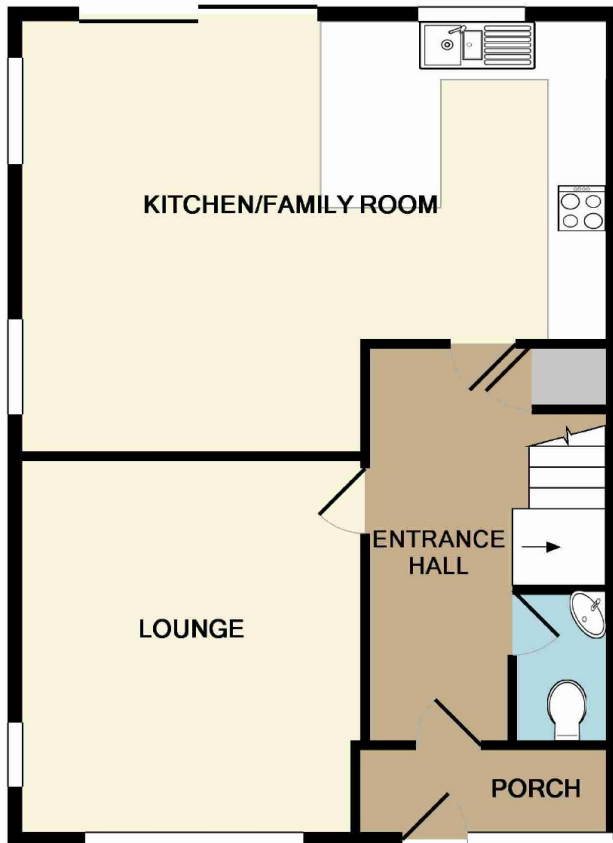
Entrance Porch	8'6 x 2'11
Entrance Hall	13'7 x 5'8 (max)
Cloakroom	
Lounge	13'0 x 11'10 (max)
Kitchen/Breakfast Room	20'8 (max) x 15'0 (max)
Stairs to First Floor	
Bedroom One	15'0 x 12'2
Bedroom Two	13'0 x 12'2 (max)
Bedroom Three	8'8 X 8'6
Bathroom	8'7 x 8'5 (max)
Garden	50' x 36' (approximately)
Garage	



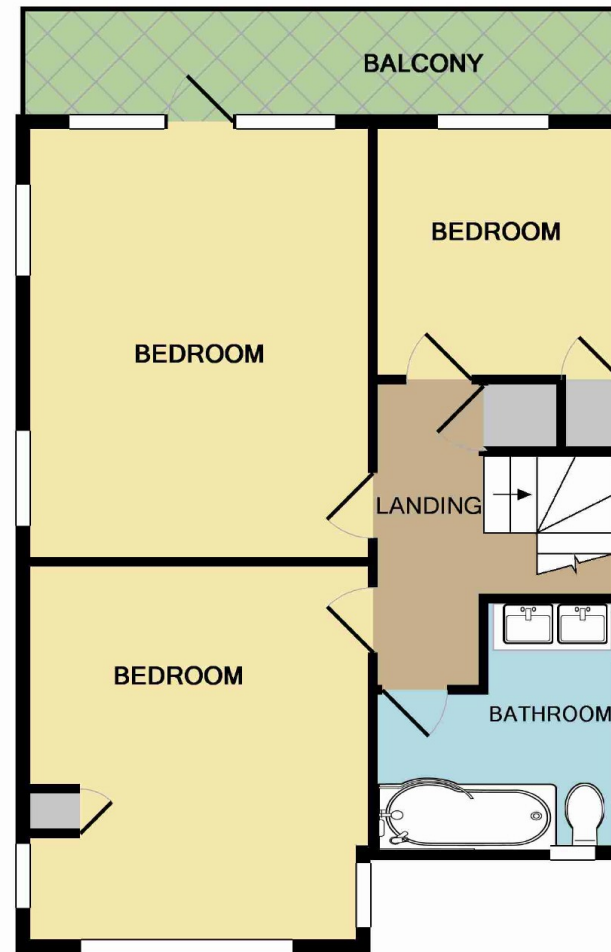
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F	42	55
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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





GROUND FLOOR
APPROX. FLOOR
AREA 565 SQ.FT.
(52.5 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 537 SQ.FT.
(49.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 1103 SQ.FT. (102.4 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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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

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