



Orpington BR6  
£1,500 Per calendar month

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**Description:**

Newly redecorated 3 bed end of terrace house in quiet close on the popular Crofton Estate, close to Crofton Primary School, walking distance to Darrick Woods and Newstead Woods Schools, Orpington and Petts Wood Stations. Comprising large living room with patio doors to rear garden, modern kitchen with appliances, downstairs shower room/wc, two double bedrooms & a 3rd smaller double bedroom, all with wardrobes. Newly fitted bathroom, double glazed and gas centrally heated. Attached single garage and driveway parking for two cars. Offered unfurnished. Available now. EPC E Council Tax Band E



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**Directions:** From Orpington Station turn right on to Crofton Road then take a right turn into Crofton Lane. Tandridge Drive will be on the right off of Crofton Lane. Gleneagles Close is then the First right.

**Tenure:**

**Council Tax Band:** E

**Local Authority:** London Borough of Bromley

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**Room Dimensions:**

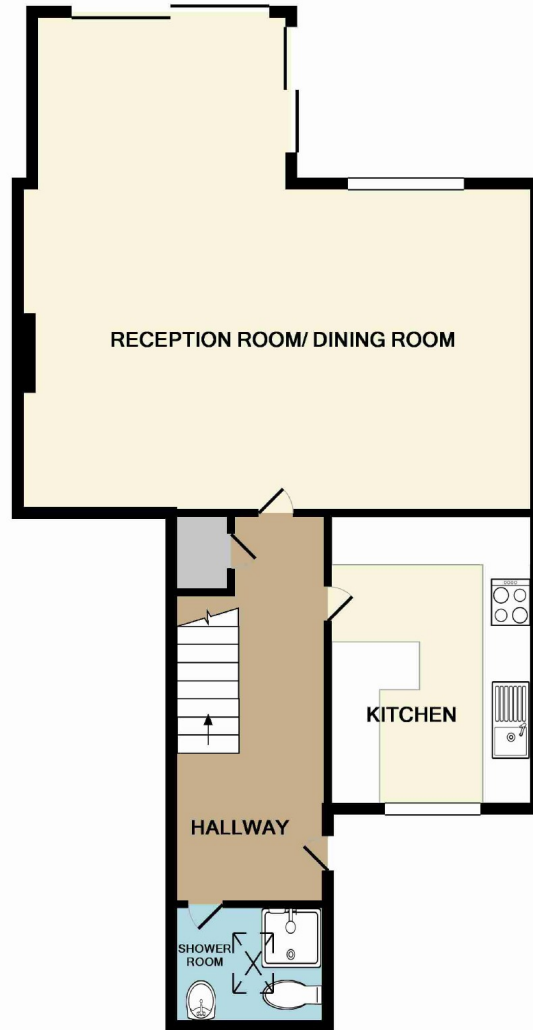


Please refer to [www.jdmestateagents.com](http://www.jdmestateagents.com) to see our full Area Guides.

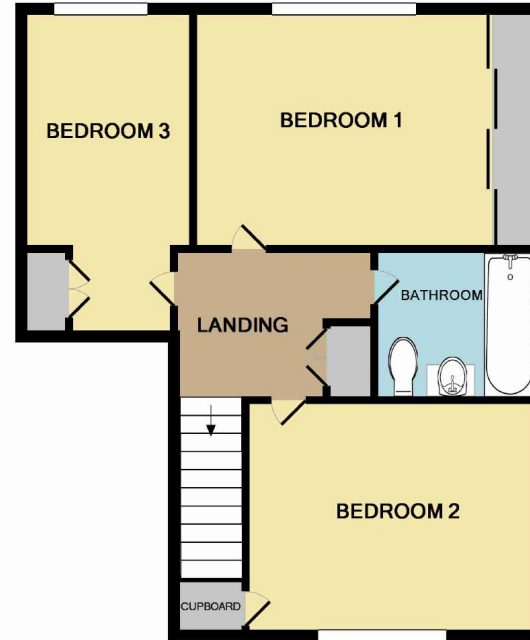
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	<b>A</b>		
(81-91)	<b>B</b>		<b>85</b>
(69-80)	<b>C</b>		
(55-68)	<b>D</b>		
(39-54)	<b>E</b>	<b>50</b>	
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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





GROUND FLOOR



1ST FLOOR

TOTAL APPROX. FLOOR AREA 1119 SQ.FT. (104.0 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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**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 Lettings**

36 Station Square, Petts Wood, Kent BR5 1NA

01689 838 040 e lettingspettswood@jdmonline.com



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