



Bromley BR2  
£610,000

**jdm**  
ESTATE AGENTS

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**Description:**

This extended, three bedroom link-detached house is conveniently situated on the Bromley/Keston borders within easy walking distance of Ravenswood School and near bus routes with easy access to Darrick Wood and Hayes Schools. The property has scope for extension both to the side and rear subject to gaining the necessary consents.

The accommodation comprises entrance porch, reception hall with cloakroom and spacious living/dining room with feature fireplace. A study room with door to garden is positioned to the rear of the attached garage. The fitted kitchen includes integrated hob, hood and under oven with space for dishwasher and there is a good size separate utility room with space and services for washing machine, tumble dryer, fridge and freezer.

To the first floor there are two double bedrooms, the master bedroom having an extensive range of fitted wardrobes, the third bedroom is a single. The tiled family bathroom has a four piece suite comprising panelled bath, wash basin, WC and separate shower cubicle.

Outside, the south facing garden has a small paved area to the rear of the property, the remainder is laid to lawn with shrubbery borders and good sized greenhouse. There is a single garage and to the opposite side of the property a carport and garden shed.

Local shops are found at Locksbottom and Hayes. Bromley South and Orpington mainline stations are both within approximately 2.5 miles distant. There is easy access to M25 at junction 4.

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**Directions:** From Locksbottom turn right at the traffic lights and first left into Croydon Road. At the next set of traffic lights into Oakley Road. Oakley Drive is the first turning on the right and the property is the first property on the right.

**Tenure:** Freehold

**Council Tax Band:** F

**Local Authority:** London Borough of Bromley

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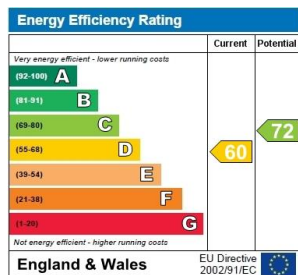
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**Room Dimensions:**

Entrance Hall	
Cloakroom	
Living Room	15'5 x 12'6
Dining Room	10'7 x 8'3
Study	13' x 9'
Kitchen	9'1 x 8'8
Utility Room	10' x 7'3
First Floor Landing	
Bedroom One	15' into bay x 10'5 to wardrobes
Bedroom Two	11'10 x 11'5
Bedroom Three	9'10 x 7'2 overall
Bathroom	8'8 overall x 7'10
Outside	
Single Garage	
Garden	65' x 47' wide
Carport	17' x 12'6 wide

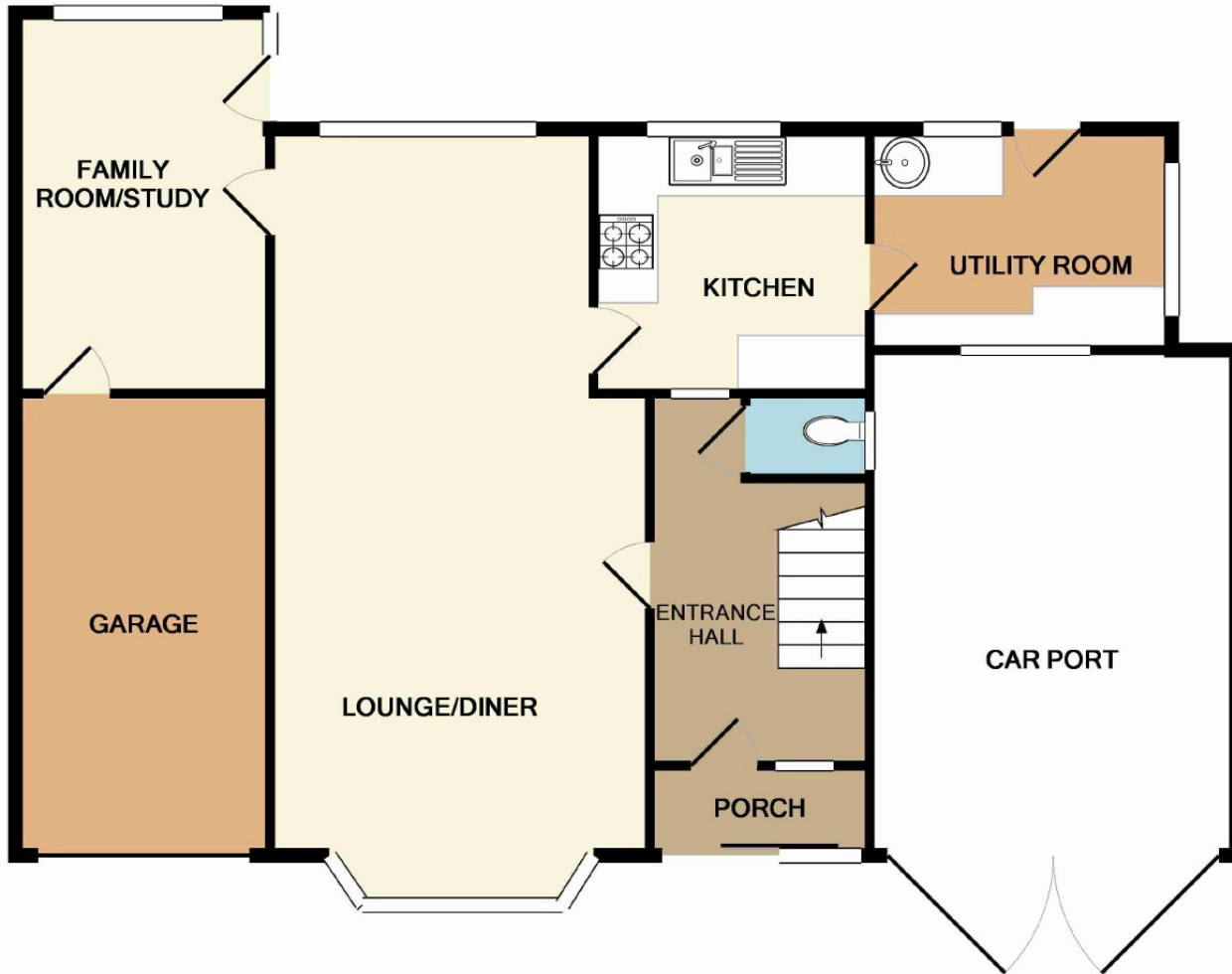


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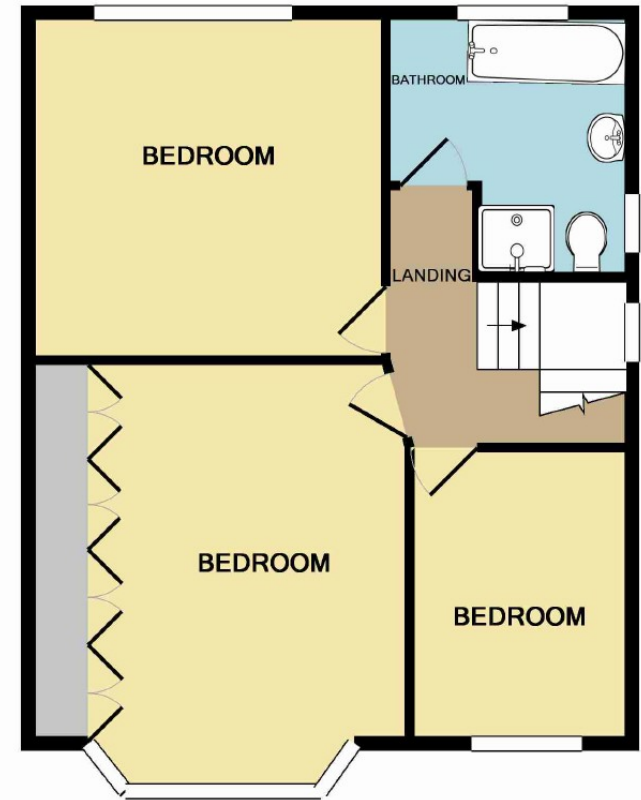


Please contact the branch for a complete copy of the EPC document





GROUND FLOOR  
APPROX. FLOOR  
AREA 1010 SQ.FT.  
(93.9 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 494 SQ.FT.  
(45.9 SQ.M.)

TOTAL APPROX. FLOOR AREA 1504 SQ.FT. (139.7 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

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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.

**jdm** Locksbottom

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