



Petts Wood BR5
Guide price £775,000 to £800,000

Description:

GUIDE PRICE £775,000 - £800,000. OPEN DAY 23rd January strictly by appointment

Kingsway remains one of the most desirable roads in Petts Wood East with its superb access to Petts Wood mainline station, serving several London termini including London Bridge, Cannon Street, Charing Cross, Victoria and Waterloo. An array of shops, restaurants and bus routes can also be found in Petts Wood village which is 0.6 miles away, according to google maps.

The extended accommodation comprises four reception rooms consisting of a lounge, study, play room and dining room. The kitchen, utility room and two cloakrooms can also be found to the ground floor. The second cloakroom is an impressive size and offers potential for a downstairs shower/bathroom.

To the first floor are three bedrooms, the third of which is larger than average, the area measuring 8'6 x 8'5. The master bedroom benefits from a dressing area and en-suite wet room. The family bathroom and separate toilet are also on the first floor.

To the rear of the garden is an impressive 140ft southerly facing garden and there is off street parking to the front.

Internal viewing is essential to fully appreciate the full potential this semi-detached home has to offer.



Directions: From our office in Station Square Petts Wood turn left and continue over into Woodland Way. Take the first right into Towncourt Crescent and first right into Kingsway.

Tenure: Freehold

Council Tax Band: G

Local Authority: London Borough of Bromley



Room Dimensions:

Hall

Playroom **10'7 x 8'5**

WC

Kitchen **14'0 x 10'7**

Utility Room **10'10 x 6'2**

Second WC **7'0 x 6'2**

Study **11'7 x 8'9**

Lounge **14'5 x 12'5 (max)**

Dining Room **11'10 x 10'10 (max)**

Conservatory **13'10 x 11'3 (max)**

Stairs to First Floor

Bedroom One **15'7 x 14'5**

En-suite **8'3 x 6'3**

Bedroom Two **11'10 x 9'10**

Bedroom Three **8'6 x 8'5**

Bathroom **8'5 x 5'3**

Separate WC

Garden



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



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

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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