



Beckenham BR3
£3,750 Per calendar month

Description:

Beautifully presented and energy efficient five bedroom 5 bed 3 bath detached house in quiet gated close a short walk to New Beckenham Station serving London Bridge, Canon Street & Charing Cross, and easily accessible to town centre. Comprising to ground floor, living room, and open plan kitchen/dining/family room with French doors leading to the patio and garden, wc and integral garage. To first floor, three double bedrooms, all with wardrobes and one with en suite shower room, family bathroom, and good size fifth bedroom/study. To second floor, master bedroom with en suite and fitted/walk in wardrobe. Backing onto woodland.

Offered part/unfurnished. Available 1st February. Council Tax band G. EPC Rating B.



Directions: From New Beckenham Station turn left into Park Road, left again into Copers Cope Road, and Century Way will be found on the about 200m on the left.

Tenure:

Council Tax Band: G

Local Authority: London Borough of Bromley



Room Dimensions:

Living Room	15'11 x 11'07
Kitchen	17'1 x 9'10
Dining Room	12'01 x 10'04
Family Room	12'09 x 12'01
Cloakroom	6'07 x 4'07
Integral Garage	20'02 x 8'03
Bedroom Two	16'1 x 11'09
En Suite	6'04 x 5'01
Bedroom Three	16'0 x 12'09
Bedroom Four	10'04 x 10'01
Bedroom 5/Study	9'09 x 8'02
Family Bathroom	9'08 x 7'0
Master Bedroom (2nd Floor)	15'08 x 12'09
Rear Garden	35'11 x 26'11

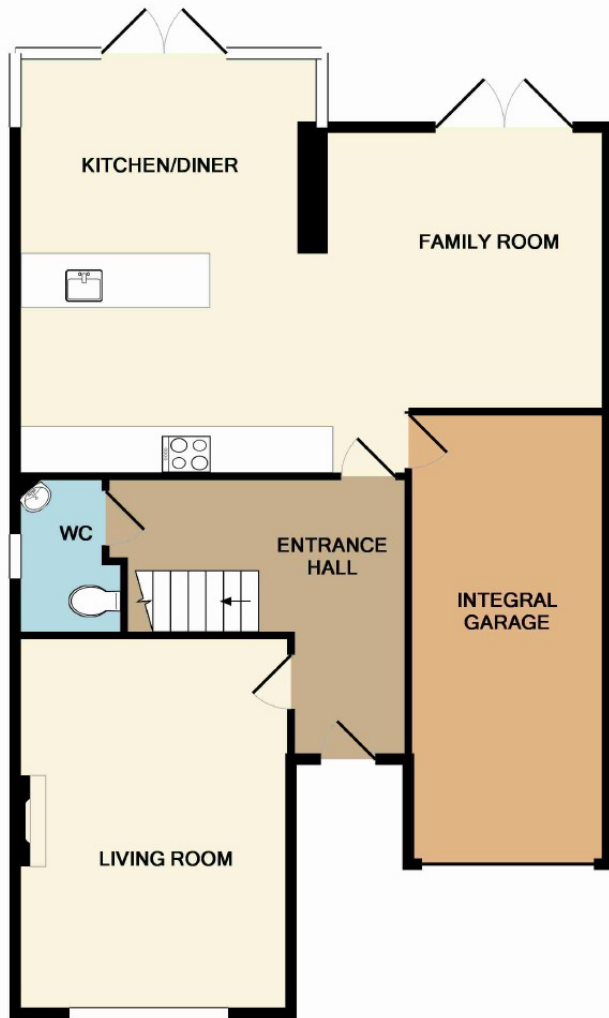


Please refer to www.jdmestateagents.com to see our full Area Guides.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	(92-100)		
B	(81-91)	84	90
C	(69-80)		
D	(55-68)		
E	(39-54)		
F	(21-38)		
G	(1-20)		
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

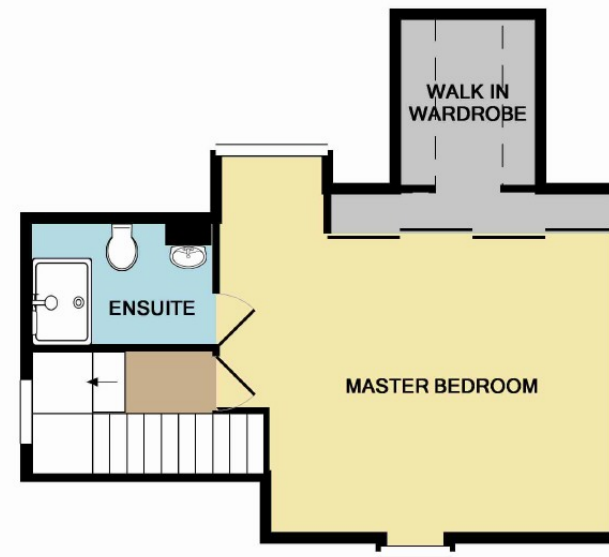




GROUND FLOOR
APPROX. FLOOR
AREA 876 SQ.FT.
(81.4 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 734 SQ.FT.
(68.2 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 389 SQ.FT.
(36.1 SQ.M.)

TOTAL APPROX. FLOOR AREA 1998 SQ.FT. (185.7 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 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

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