



**Marion Crescent, Orpington, BR5 2DD**  
**£1,200 Per Calendar Month**



Parris Residential are delighted to offer this larger than average ground floor studio apartment with separate sleeping area. The apartment is located nearby to St Mary Cray mainline station, the Nugent shopping park, and on the doorstep of local amenities. Additional benefits include, storage cupboard, double glazed windows, modern electric heating, new modern shower room and kitchen with oven, hob and extractor hood. \*Fridge and washing machine can be supplied if required. Available for occupation early August 25

EPC : Band C  
Council Tax Bromley : Awaiting banding, anticipated, but not guaranteed to be rated : B  
Security Deposit : £1,384  
Rent PCM : £1,200

**Lounge / Kitchen (open plan) 13'9 x 13'9**

**Bedroom Area 12'11 x 10'4**

**Storage cupboard**

**Shower Room 7'5 x 5'1**

**Street Parking**

