



| Grangewood Lane
Coppers Cope Road | Beckenham | Kent | BR3 1NT

FINE & COUNTRY

Seller Insight

“From the moment we saw 1 Grangewood Lane in the height of summer, we knew it had potential,” say the vendors. “The house had great bones but needed a layout that truly flowed. Over time, we transformed it into a welcoming, open space that perfectly balances sociability and privacy. Throughout renovations, we were mindful to retain the home’s original character, even using reclaimed bricks to create new facades.”

“The heart of the home is the expansive 11m x 6.5m open-plan lounge, dining area, study, and library, with sliding pocket doors creating a vast sense of space,” the vendors continue. “Further the sliding pocket doors open to the garden and allows the inside and outside to become one. Whether hosting a grand celebration for 40-50 guests or enjoying a quiet evening settled into the bespoke Portland stone bench in the garden, this home adapts to every occasion. One of our fondest memories is of a late August bank holiday gathering—14 of us enjoying lunch outdoors under the shade of fruit trees, feeling like we were somewhere in the Mediterranean rather than England. The garden itself was designed as an oasis, featuring a pizza oven for al fresco dining and a beautifully crafted stone bench from where you can sit back and admire the house.”

“Beyond the home itself, the location is superb,” say the vendors. “A short walk (10-12 minutes) to the station provides easy access to London Bridge and Charing Cross, while Beckenham’s vibrant high street and open green spaces like Cator Park and Beckenham Place Park are nearby.”

“Moving on from here, perhaps what we shall miss most is how adaptable this house is—perfect for lively family gatherings yet equally peaceful when you need solitude,” the vendors say. “Plus, with an impressive EPC A rating (improved from D), this is a home that is not just beautiful but environmentally responsible too.”*

*These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.







Step inside

| Grangewood Lane

A Stunning Contemporary Home in an Exclusive Beckenham Location

Nestled within the tranquility of a private road on sought-after Grangewood Lane, this exceptional detached residence has been completely transformed by its current owners to offer an exquisite blend of contemporary style and versatile living.

Designed for modern lifestyles, the heart of the home is a breathtaking 11-metre open-plan living and dining area, flooded with natural light and seamlessly connecting to a bespoke German kitchen, fully equipped with premium appliances and sleek finishes.

The property further impresses with a large south-facing garden, a serene retreat perfect for relaxation or entertaining. Its peaceful yet well-connected location is just moments from Beckenham Station, providing excellent transport links, including easy access to Victoria and Blackfriars.

A rare opportunity to own a meticulously designed and most energy efficient homes in one of Beckenham's most desirable settings.

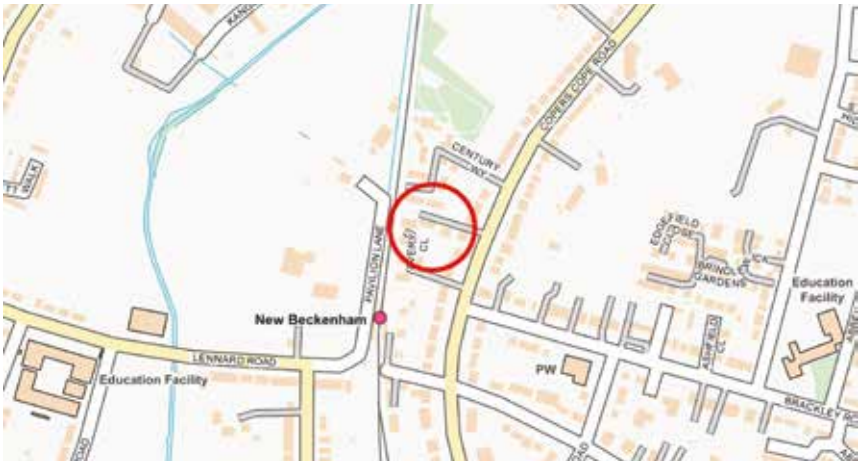












Grangewood Lane, Beckenham, Kent

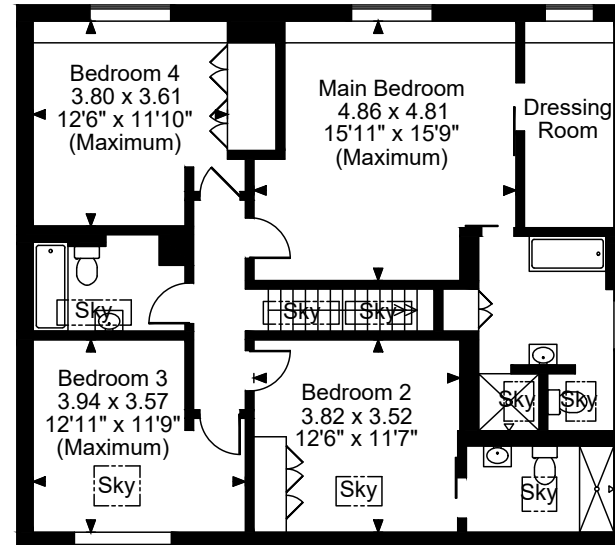
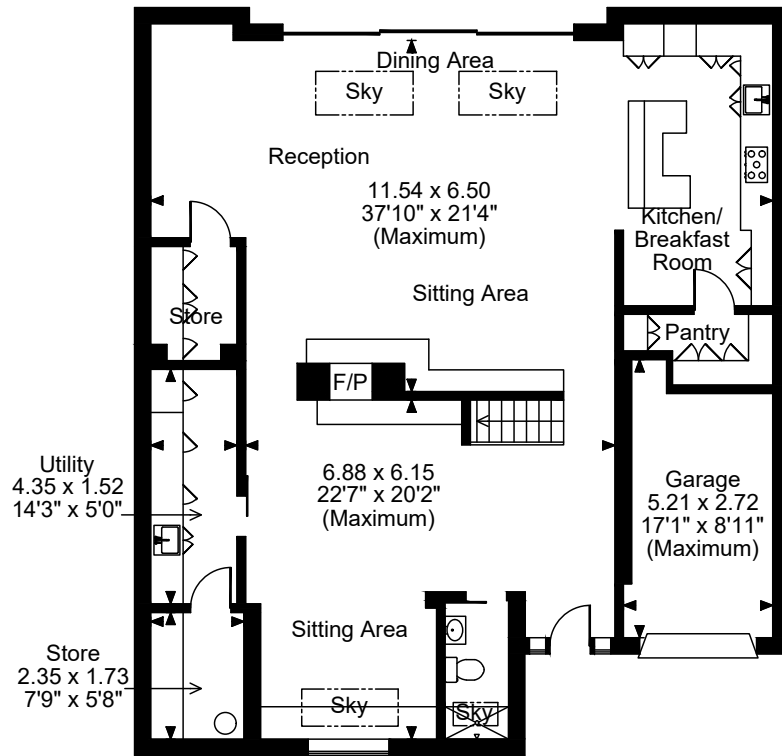
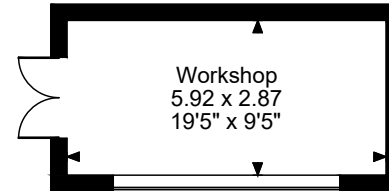
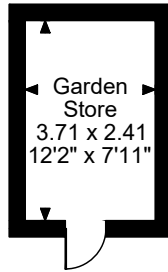
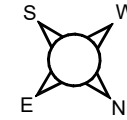
Approximate Gross Internal Area

Main House = 2453 Sq Ft/228 Sq M

Garage = 140 Sq Ft/13 Sq M

Outbuilding = 279 Sq Ft/26 Sq M

Total = 2872 Sq Ft/267 Sq M



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

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Score	Energy rating	Current	Potential
92+	A	96 A	100 A
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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