



This well-presented, one-bedroom first floor flat is located in the sought-after Birchwood Park Avenue area of Swanley. This bright and spacious property offers a large comfortable living area, a modern fitted kitchen, a good-sized double bedroom, and a stylish bathroom.

**Flat 2, Wyndcott Birchwood Park**

Swanley, BR8 7AT



£1,100 Per Month

### Property Location

The property is ideally situated within walking distance of Swanley Station, which offers fast links into multiple London stations including London Charring Cross, Waterloo and Blackfriars. There are multiple local shops and amenities close to the property. It also has easy access to the M25 and A20 for commuters.

### Property Information

Mains gas, Electric, Water and Drainage. EPC Rated E.  
Council Tax Band: A. Sevenoaks District Council

### Viewing Arrangements

Strictly by prior appointment with Kings.

Available Now – Early Viewing Recommended!

### Property Description

The property benefits from having good open space in the living rooms, with the lack of carpets also allowing for an ease of living. There is also a balcony leading from the main reception room of the property which allows for additional light and airflow during the year. The property is perfect for single professionals or couples seeking a quiet yet convenient location. The residents of the property will benefit from off street parking.

Rent excludes the tenancy deposit and any other permitted payments. Holding Deposit of £276.92, based on the advertised rent, is required to reserve this property. Deposit payable is £1,384.61

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