



Wickham Road, Beckenham
BR3 5JT

Asking Price
£1,200,000



Wickham Road, Beckenham

DESCRIPTION

Substantial semi-detached house currently arranged as two maisonettes (2 bed and 3 bed).

THREE BEDROOM MAISONETTE:

Entrance hall; kitchen, conservatory with access a private garden; shower room, lounge, three bedrooms and a family bathroom, and off-street parking.

TWO BEDROOM MAISONETTE:

Entrance lobby, living room/kitchen, two bedrooms, bathroom, cellar, courtyard rear garden, and off street parking.

The upper property has the benefit of a conservatory and two lofts, while the ground floor maisonette enjoys all of the cellar. Both maisonettes have their own section of outside garden space.

Close to Beckenham Junction station and Beckenham tram stop and buses, with a frequent commuter service to many London destinations. Beckenham town centre has a wide range of shopping, sports and wonderful parks, and Kelsey Park is one of the more beautiful parks in the area and is just a short walk away.

Planning consent for the conversion was granted in 1989.

We highly recommend viewing this substantial property at your earliest opportunity.

NB THE FLOOR PLAN IS FOR THE UPPER MAISONETTE ONLY.

Important Note:

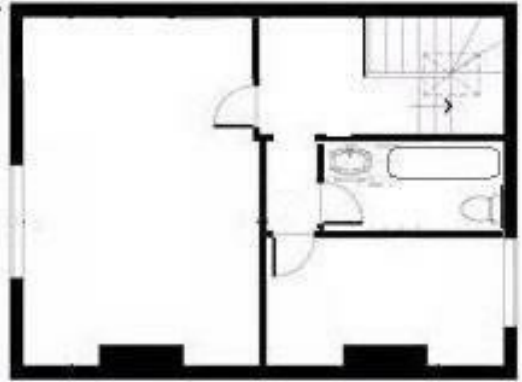
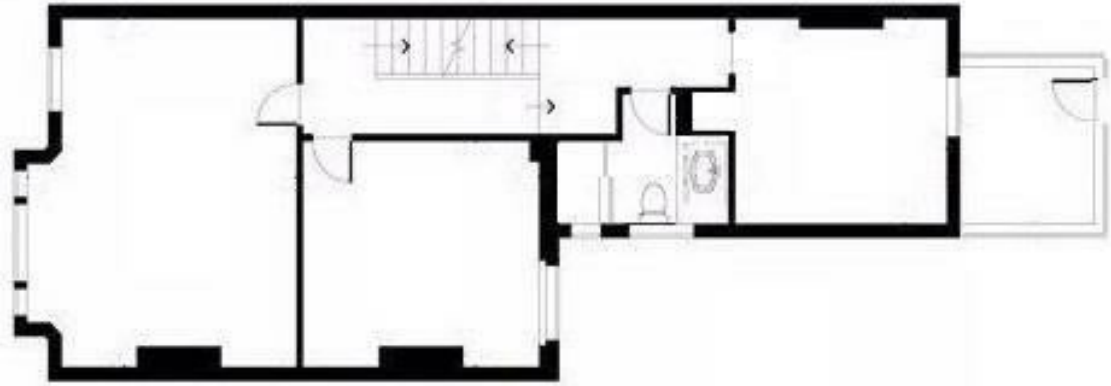
We are instructed to sell the entire semi-detached property in one transaction to one purchaser. The property would suit those looking to live in one maisonette and rent out the other, or for an investor.

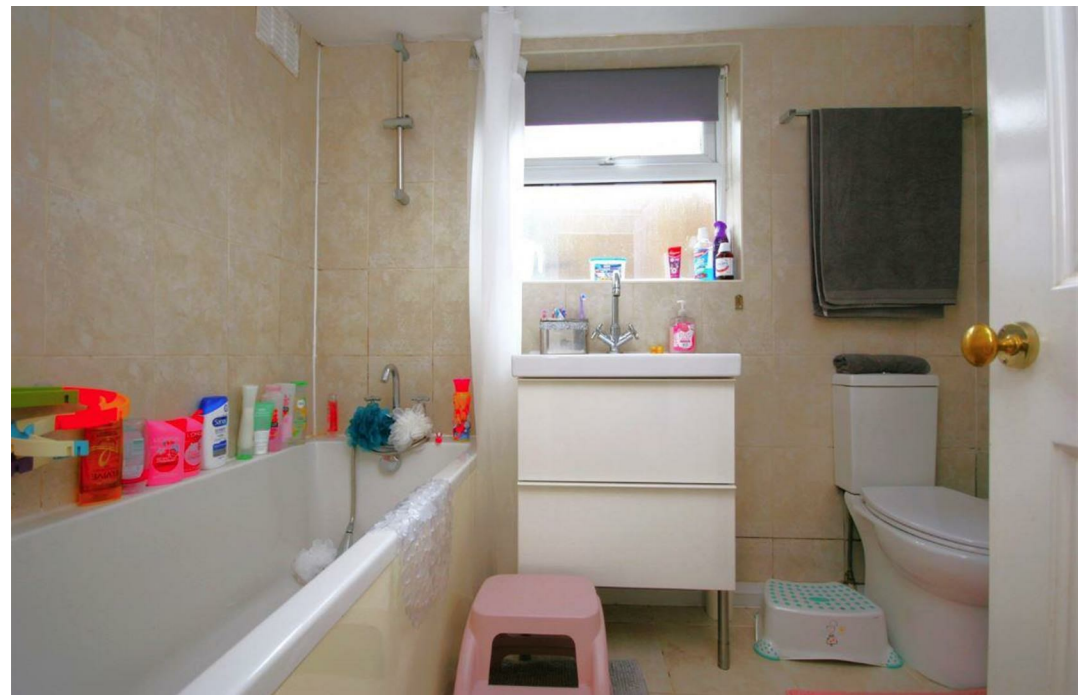
If you are looking for a larger family home, you could return this property back into a large five or six bedroom house by reopening the entrance hall to join the units together.

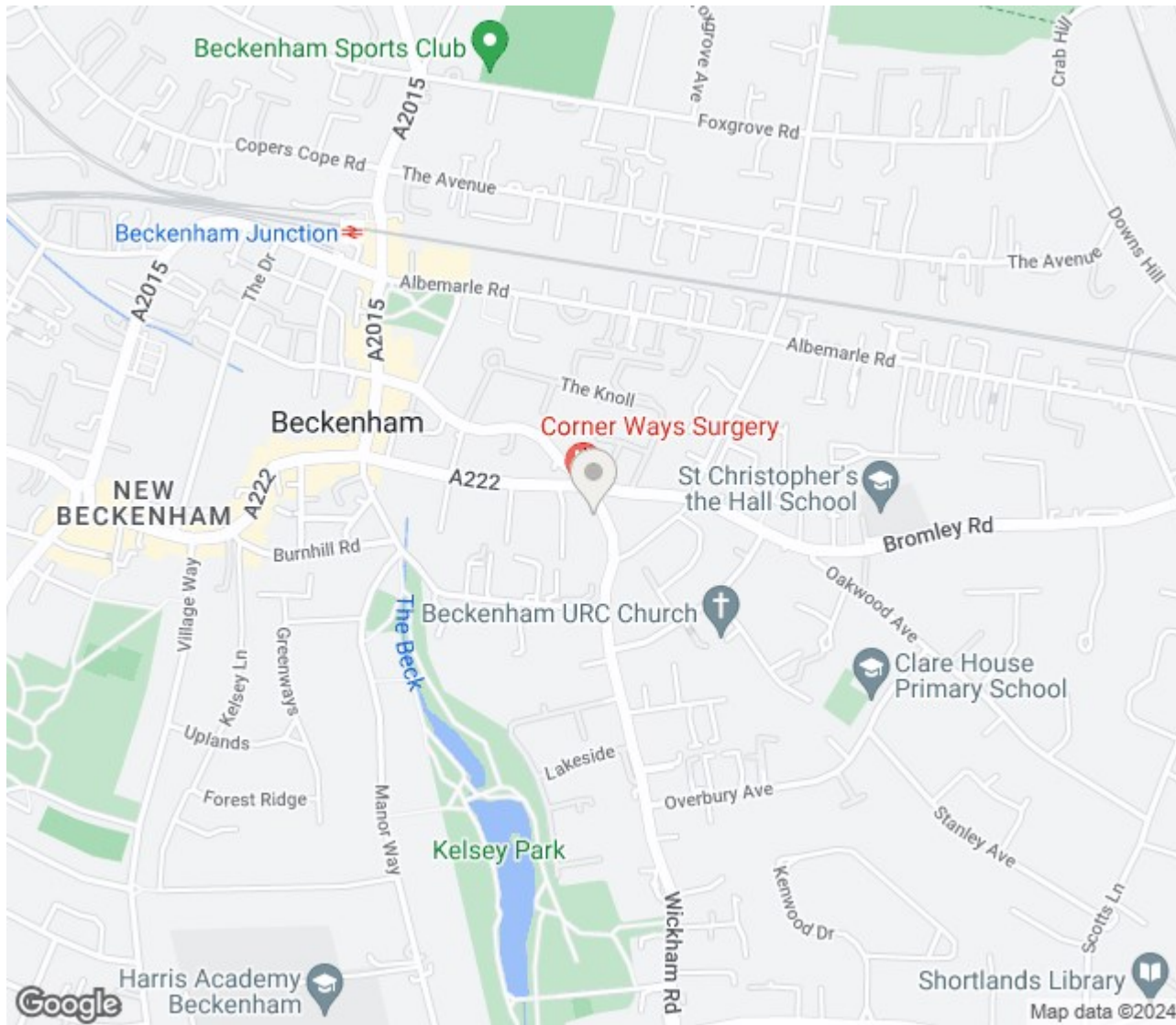


ROOMS









ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive	

Thinking of Selling?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.