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POSSESSION**



**STAMFORD HOUSE, 57 LIDDON ROAD, BROMLEY, BR1  
2SR**

**OFFICE / INDUSTRIAL / WAREHOUSE FOR SALE**  
**6,340 SQ FT (589.01 SQ M)**



# Summary

## FREEHOLD OFFICE WITH DEVELOPMENT POTENTIAL FOR SALE

Available Size	6,340 sq ft
Price	Offers in excess of £1,425,000.00
EPC Rating	C (58)

- Located in affluent area of Bromley
- Within walking distance of Bromley Railway services
- On site parking for in excess of ten vehicles
- Commercial building with lapsed prior approval for conversion to ten apartments
- Neighbouring buildings converted to residential within last five years
- Could suit owner occupier or developer
- Sold with vacant possession
- Freehold



# Location



**Stamford House 57 Liddon Road, Bromley, BR1 2SR**

This property is located in a now largely residential location to the South-East of Central London, in the large commuter town of Bromley. All the usual amenities are readily available with Bromley South, Bromley North and Bickley railway stations all within easy reach offering frequent rail services into and out of the Capital.

This property is located on Liddon Road close to its junction with Canon Road. Liddon Road is a predominantly residential street. There were commercial buildings adjacent to the subject property however, these have been converted to residential with the neighbouring property converted in 2019.





**STAMFORD HOUSE**  
STAMFORD BRIDGE SW9

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# Further Details

## Description

The property comprises a three storey detached commercial building with offices on the ground, first and second floors. The property also benefits from off road parking to the front and sides.

## Accommodation

We understand the building to have the following Gross Internal Floor Areas:

Name	sq ft	sq m
Ground	2,497	231.98
1st	2,572	238.95
Ancillary	1,271	118.08
<b>Total</b>	<b>6,340</b>	<b>589.01</b>

## Tenancies

The property is to be sold with vacant possession.

## Price

Offers in excess of £1,425,000 (one million, four hundred and twenty five thousand pounds).

## Planning

Under planning reference 20/00209/RESPA prior approval Under Class O was granted for a change of use from B1(a) to ten apartments comprising two, two bedroom and eight one bedroom flats. This was granted 23rd March 2020. This is believed to have now lapsed.

## VAT

The property may be elected for VAT and therefore payable on the purchase price.

## Anti-Money Laundering Requirements

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.



## Enquiries & Viewings



**Mikael Goldsmith**

[mgoldsmith@vailwilliams.com](mailto:mgoldsmith@vailwilliams.com)

07435 829861



**Steve Berrett**

[sberrett@vailwilliams.com](mailto:sberrett@vailwilliams.com)

07780 324996

01293 612600

