





A generous size detached 3/4 bedroom, 2 bathroom property situated in Hayes, Bromley and ideally located for Hayes station and Hayes High Street.

The property has a good sized frontage providing off street parking. Entering via a porch, the entrance opens to a welcoming hallway with parquet flooring and the property benefits from a wealth of living space making an ideal family residence.

The entrance hallway leads to a formal dining room with bay window and parquet flooring. There is a light and spacious reception room spanning over 21 feet and features a feature fireplace and French doors that lead to the private rear garden.

The kitchen/breakfast room is fitted with a range of wall and base units, space for appliances and access to a utility area with space for a tumble dryer and further storage. A sliding door allows further access to the side of the property.

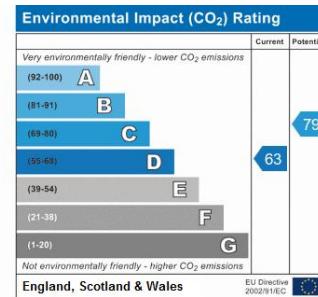
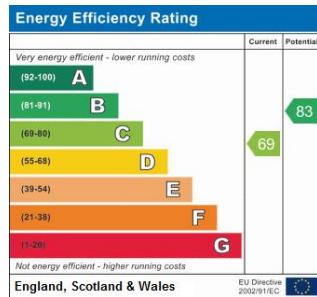
The remainder of the ground floor accommodation consists of a bedroom currently used as a study and a separate cloakroom.

The first floor accommodation matches the spaciousness of the ground floor and is laid out to provide three good size bedrooms serviced by the family bathroom fitted with bath with hand shower, separate shower, wash basin with storage underneath and WC. The master bedroom includes a large en-suite bathroom which includes a bath with hand shower, separate shower, wash basin with storage underneath and WC.

To the rear of the property is a beautifully presented garden measuring approximately 68x39'sqft and includes a large entertaining patio, laid lawn with mature shrub and tree borders, side access, a further patio situated at the back of the garden with two 10ft x 8ft garden sheds which are ideal for storage.

The property is ideally located for commuters and families being closely located to local schools and Hayes Station is just a 1/4 of a mile walk. A variety of local shops, restaurants and pubs are also within a short walk on Hayes main street.

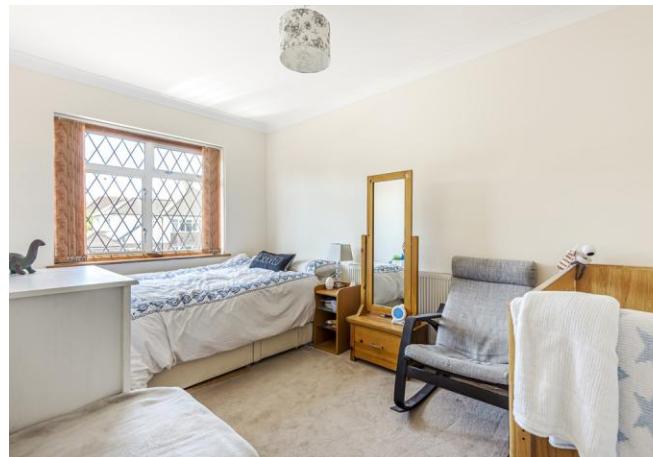




Please refer to

[www.jdmestateagents.com](http://www.jdmestateagents.com)

to view our full area guides





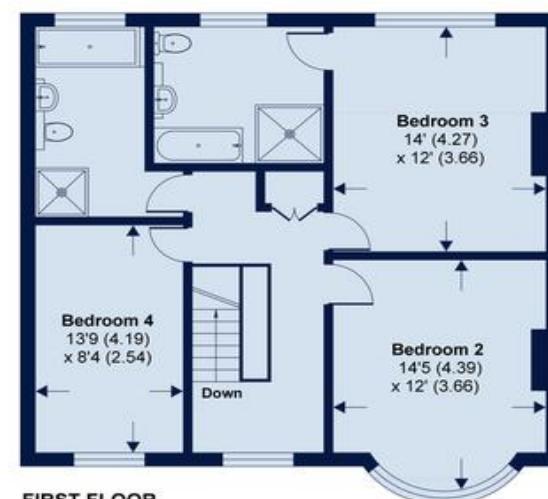
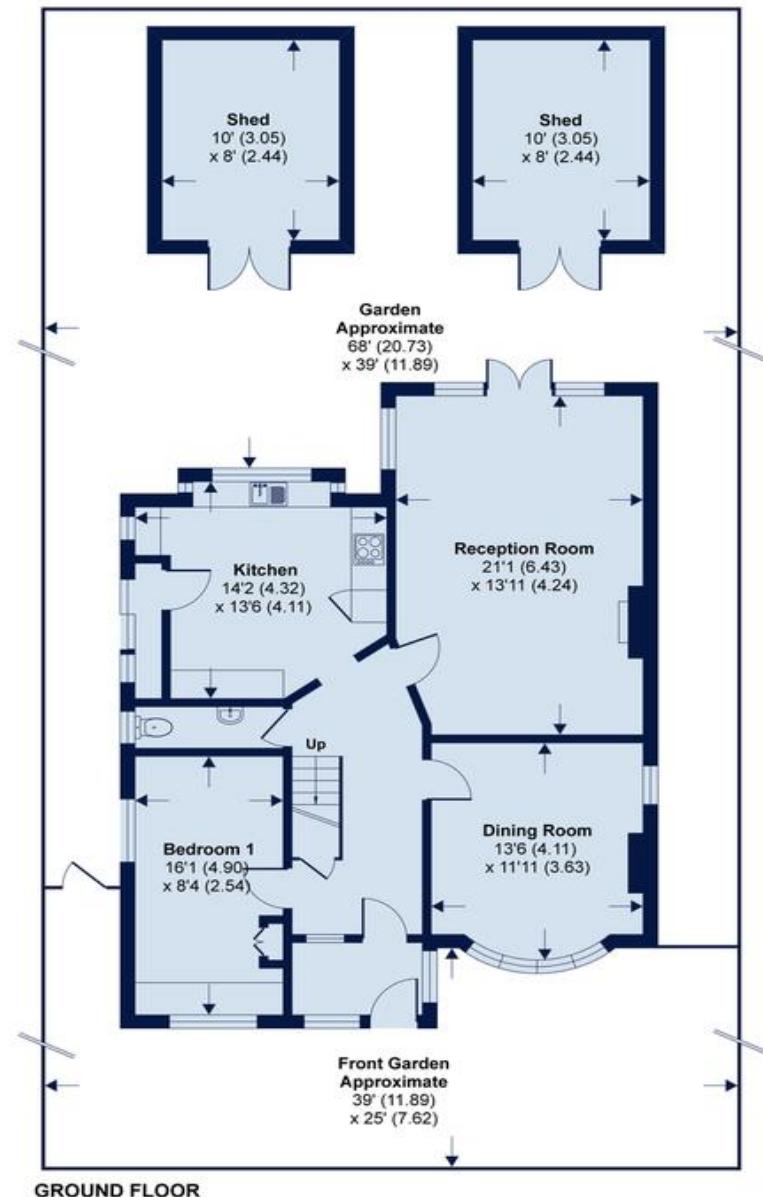
# Prickley Wood, Bromley, BR2

Approximate Area = 1733 sq ft / 161 sq m

Outbuildings = 160 sq ft / 14.8 sq m

Total = 1893 sq ft / 175.8 sq m

For identification only - Not to scale



Certified  
Property  
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2020.  
Produced for JDM Estate Agents. REF: 611834



The Property  
Ombudsman

