



**Oakwood Close, Chislehurst**

**Asking Price £1,900,000**



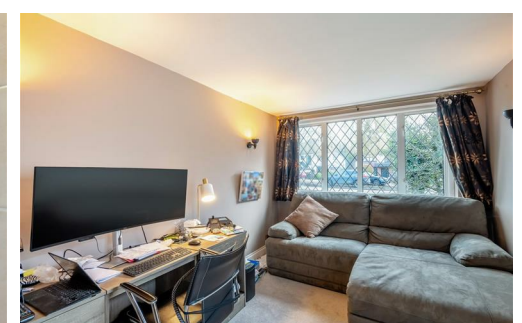


# Oakwood Close, Chislehurst

## DESCRIPTION

Hunters Exclusive Homes are delighted to offer to market this impressive detached five bedroom family home, located towards the far end of a private cul-de-sac a little over half a mile from Chislehurst High Street. The accommodation comprises on the ground floor, entrance hall, living room, dining room, kitchen, utility room, study, conservatory and W.C. Whilst to the first floor there five bedrooms, two en-suites, one master with sauna, and family bathroom. The property further benefits to the frontage providing off road parking for at least three cars and an attached double garage. To the rear there is an attractive garden with lawn, mature shrubs, pond, and tree borders. Viewing is highly recommended.

- CHARACTER DETACHED
- FIVE BEDROOMS
- FITTED KITCHEN
- TWO RECEPTION ROOMS
- REAR GARDEN
- INTEGRAL DOUBLE GARAGE
- CUL DE SAC LOCATION
- ELMSTEAD WOODS 0.5 MILES
- EPC RATING E

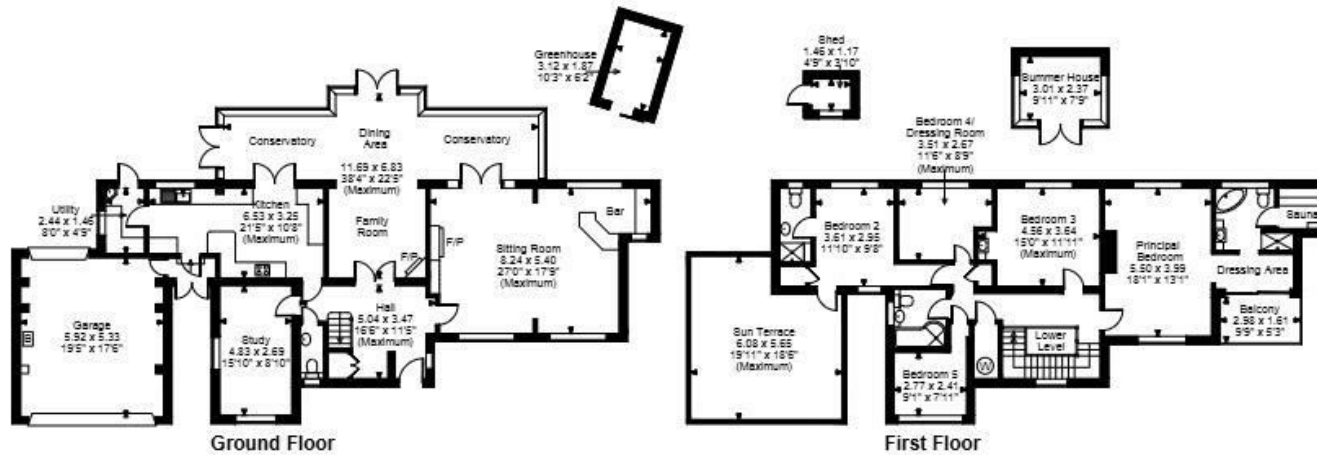
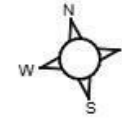








Approximate Gross Internal Area  
 Main House = 2707 Sq Ft/252 Sq M  
 Garage = 340 Sq Ft/32 Sq M  
 Outbuilding = 158 Sq Ft/15 Sq M  
 Balcony & SunTerrace external area = 385 Sq Ft/36 Sq M  
 Total = 3205 Sq Ft/299 Sq M



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

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

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			
		EU Directive 2002/91/EC	

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.

**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.

020 8467 1818

219 High Street, Bromley, BR1 1NY

bromley@hunters.com