



Garden Road
Bromley | London | BR1 3LU

 FINE & COUNTRY

GARDEN ROAD



STEP INSIDE

Situated on one of the most sought-after roads in Sundridge Park, this magnificent seven-bedroom detached Edwardian residence combines timeless architectural elegance with the scale, privacy and lifestyle credentials expected of a premier family home. Beautifully arranged across substantial accommodation, with impressive ceiling heights on both the ground and first floors and abundant natural light throughout, the property represents a rare opportunity to acquire a landmark home in one of Southeast London's most exclusive enclaves.

Occupying a prominent corner plot, the property enjoys an enhanced sense of presence and privacy, complemented by a sweeping in-and-out carriage driveway to the front and a separate gated driveway leading to a secure parking area and double garage.

To fully appreciate the exceptional proportions, seamless flow and overall sense of scale this home provides, viewing the accompanying video is recommended. It offers a true perspective on how the house lives day to day and the quality of the space throughout.

Garden Road is widely regarded as one of the area's finest addresses — a peaceful, tree-lined setting known for its grand period homes, established greenery and exceptional convenience. For discerning buyers seeking a refined London lifestyle without compromise, Sundridge Park offers a unique balance of prestige, tranquillity and connectivity.

From the moment you enter, the house impresses with its volume, character and understated luxury. The generous ceiling heights, elegant interiors, superb room proportions and considered layout create an atmosphere of openness rarely found, ideally suited to both sophisticated entertaining and modern family life.

At the heart of the home is a stunning open-plan kitchen and dining room, finished to a high specification with extensive workspace, quality cabinetry and excellent storage. Designed as a social hub, it suits informal family breakfasts, elegant dinner parties or larger gatherings with friends and guests.

The principal reception rooms offer versatile, beautifully presented living spaces that combine warmth and grandeur with abundant natural light. Further leisure accommodation includes a dedicated cinema room within the cellar level, creating the perfect private retreat for evenings at home.

The bedroom accommodation is arranged over the upper floors and comprises seven generous double bedrooms, offering flexibility for family living, guests, staff, home offices or dressing suites. The principal bedroom enjoys en-suite facilities and provides a calm, luxurious sanctuary, while the first-floor ceiling heights continue the home's exceptional sense of space and proportion.





























A separate studio and double garage further enhance the property's versatility, ideal for wellness, creative pursuits, a gym, executive home working, or secure storage.

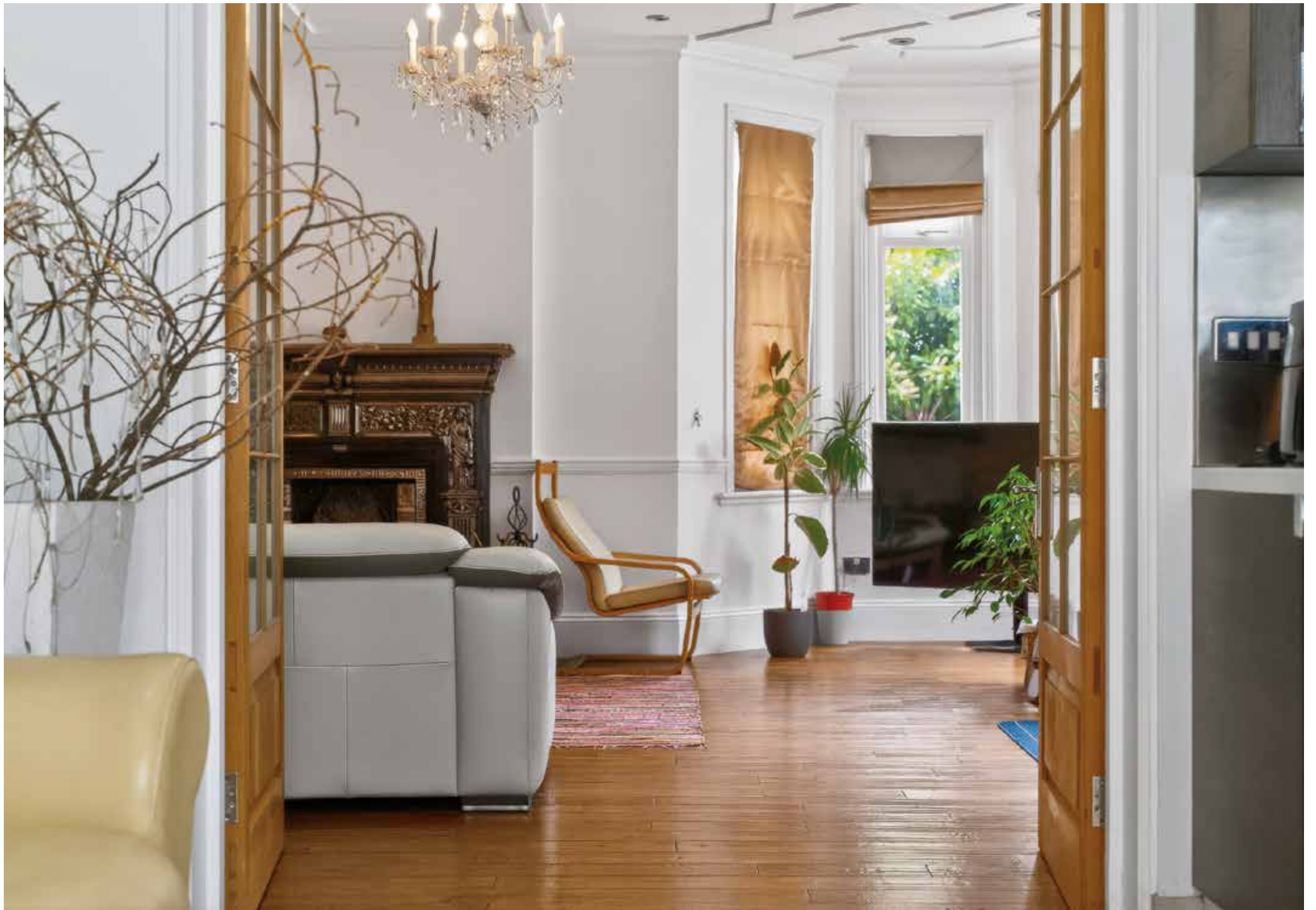
Outside, the landscaped rear garden offers privacy and seclusion, a rare luxury so close to the capital. Ideal for al fresco dining, summer entertaining or relaxed family enjoyment, it complements the internal space beautifully.

A Location Tailored to Premium Living

Sundridge Park has long been favoured by professionals, entrepreneurs and international buyers seeking substantial homes within easy reach of Central London while enjoying a greener and more private residential environment.

The area is exceptionally well placed for access to some of Southeast London and Kent's most respected independent and grammar schools, including Eltham College, Babington House School, Bromley High School, Bullers Wood School and the highly regarded selective schools in nearby Bexley and Kent, making it an outstanding choice for families prioritising education.







Registered in England and Wales. Company Reg. No. 10617941 Gareth James Ltd.
Trading As: Fine & Country South East London. Registered Address: 1 & 2 Studley Court Mews, Studley Court, Guildford Road, Chobham GU24 8EB.
copyright © 2026 Fine & Country Ltd.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		69 C
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		

GARDEN ROAD, SUNDRIDGE PARK, BROMLEY, BR1



APPROXIMATE GROSS INTERNAL AREA: 4306 sq ft, 400m²
CELLAR: 236 sq ft, 22m²
TOTAL AREA: 4542 sq ft, 422m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY. FLOORS MAY NOT BE SHOWN IN THEIR ACTUAL LOCATION



FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in over 300 locations, spanning Europe, Australia, Africa and Asia, we combine widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation – leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

We value the little things that make a home

THE FINE & COUNTRY
FOUNDATION

The production of these particulars has generated a £10 donation to the Fine & Country Foundation, charity no. 1160989, striving to relieve homelessness.

Visit fineandcountry.com/uk/foundation

Fine & Country South East London
47b Great Guildford Street, London Bridge, London, SE1 0ES
+44(0) 20 7635 2063 | southeastlondon@fineandcountry.com

