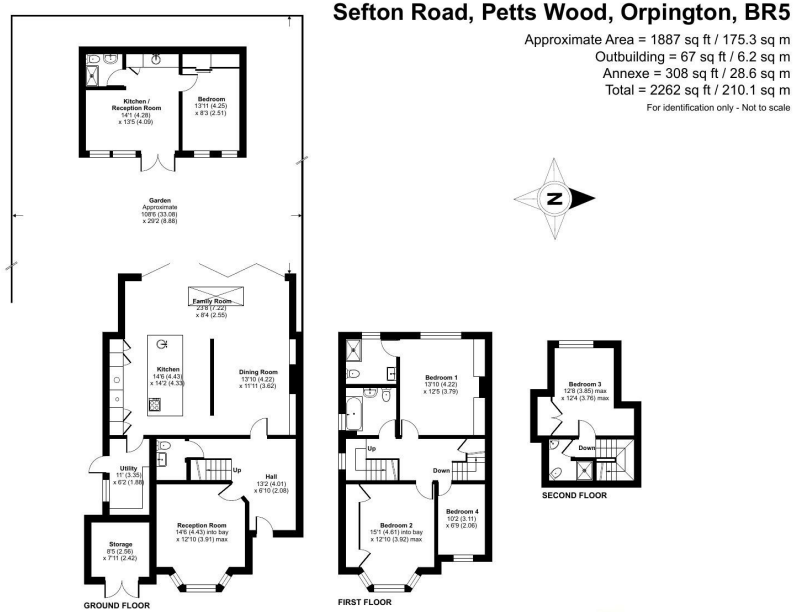

Sinclair Hammelton
GUIDE PRICE
£1,000,000
Sefton Road
Orpington, BR5 1RG

EPC RATING: D COUNCIL TAX BAND: G

Sefton Road, Petts Wood, Orpington, BR5

Approximate Area = 1887 sq ft / 175.3 sq m
Outbuilding = 67 sq ft / 6.2 sq m
Annexe = 308 sq ft / 28.6 sq m
Total = 2262 sq ft / 210.1 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Withers & Curling. REF: 1479763

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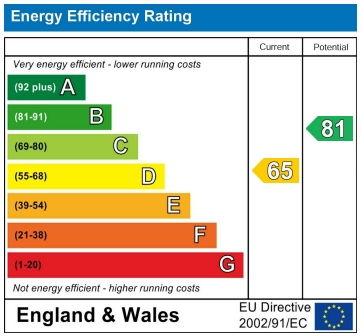
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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