ESTATE AGENT



College Road

Bromley, BR1 3QG

£425,000

PRIVATE GARDEN | NO SERVICE CHARGE OR GROUND RENT | CHAIN FREE

Situated within easy walking distance of Sundridge Village is this beautifully presented three-bedroom, split-level Edwardian maisonette, offering spacious and versatile accommodation, off-street parking and a generous private south-east-facing garden.

Accessed via its own ground-floor entrance and internal staircase, the first-floor accommodation comprises a spacious reception room featuring an attractive bay window and gas fireplace, a separate fitted kitchen, a modern three-piece shower room, an additional WC, a generous principal bedroom and a further bedroom.

Occupying the second floor is an additional double bedroom, benefiting from ample eaves storage and offering potential for reconfiguration or conversion, subject to any necessary consents.
Externally, the property enjoys a particularly generous and private south-east-facing rear garden, providing an excellent space for outdoor entertaining, relaxing and family enjoyment. Further benefits include off-street parking.

An additional attraction is the property's favourable leasehold arrangement, with no ground rent or regular service charge. Any maintenance costs are shared equally between the two maisonettes on an ad-hoc basis. Buildings insurance is also split 50/50, with the current annual contribution being approximately £175 per maisonette.

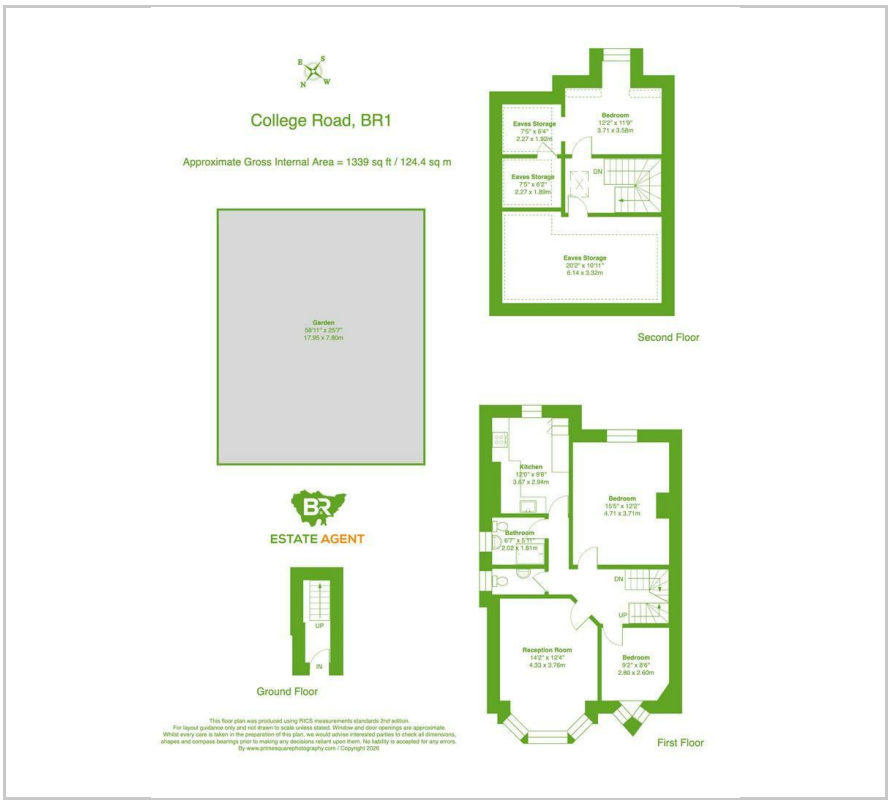
- Large South-West Facing Private Garden
- Split Level Maisonette
- No Service Charge or Ground Rent
- Off-Street Parking
- Chain Free
- Excellent Condition
- Close to Sundridge Park Village
- Close to Bromley Town Centre

Viewing

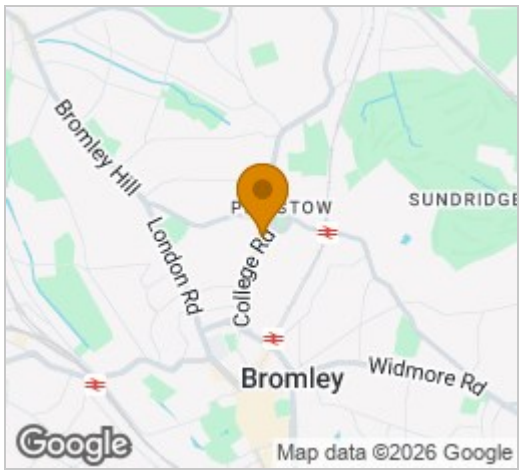
Please contact our Bromley Office on 020 3633 8620
if you wish to arrange a viewing appointment for this property or require further information.

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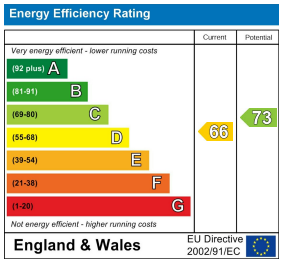
Floor Plan



Area Map



Energy Efficiency Graph











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