



GUIDE PRICE

£870,000

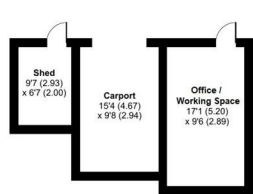
Shire Lane

Orpington, BR6 7HH

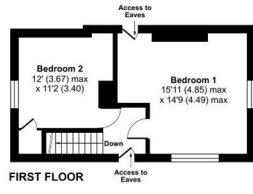
EPC RATING: E COUNCIL TAX BAND: F

Shire Lane, Orpington, BR6

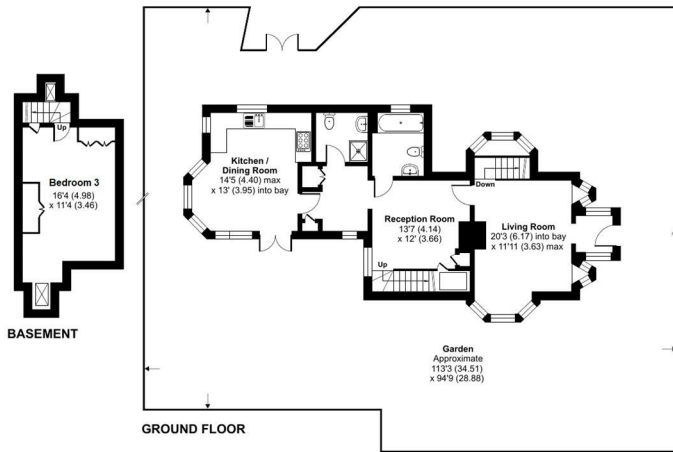
Approximate Area = 1383 sq ft / 128.5 sq m (excludes carport)
 Outbuildings = 225 sq ft / 20.9 sq m
 Total = 1608 sq ft / 149.4 sq m
 For identification only - Not to scale



OUTBUILDING 1 / 2 / CARPORT

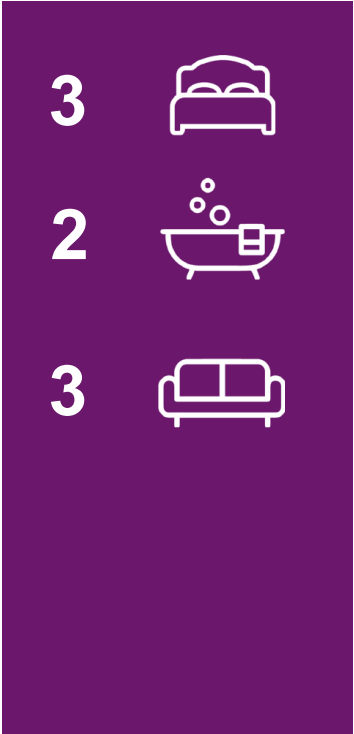


FIRST FLOOR



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Flyp Homes Limited. REF: 1439158



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		87
(69-80)	C		
(55-68)	D		
(39-54)	E	39	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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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