

25 Hood Avenue,

Guide Price £475,000 - £525,000

3 1 2



Situated in a peaceful cul-de-sac in Orpington, this beautifully presented three-bedroom semi detached family home is offered to the market in excellent condition throughout. Boasting spacious and versatile accommodation, off-street parking, a garage for storage and a generous garden.

The ground floor offers an impressive open-plan living and dining room, extending to approximately 30'11", providing a fantastic space for both everyday family living and entertaining. The room benefits from an attractive bay window, allowing plenty of natural light to flood the space. To the rear, a well-proportioned kitchen offers ample worktop and storage space, with access towards the garden. A separate utility area with WC adds further convenience and practicality.

Upstairs, the property offers three well-proportioned bedrooms, including a particularly spacious main bedroom featuring a charming bay window. The two further bedrooms provide flexible accommodation, both currently being used with double beds.

Externally, the property benefits from a generous rear garden measuring approximately 50'2" x 24'3", offering excellent space for outdoor entertaining, relaxation and family activities.

- Three Bedroom Semi-Detached Family Home • Presented in Excellent Condition Throughout
- Situated in a Quiet Cul-De-Sac Location
- Modern Fitted Kitchen
- Generous Rear Garden
- EPC Rating D
- Spacious Open-Plan Living/Dining Room
- Separate Utility Area with Ground Floor WC
- Off-Street Parking and Garage
- Council Tax Band D

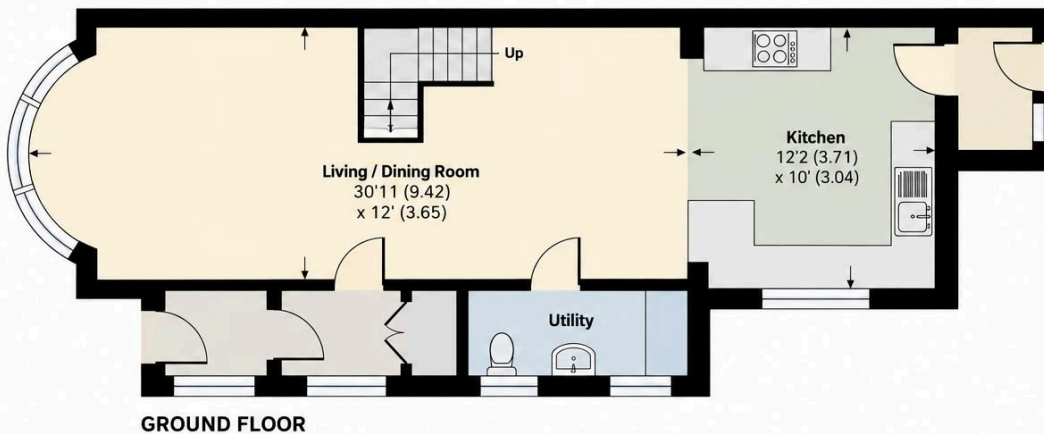
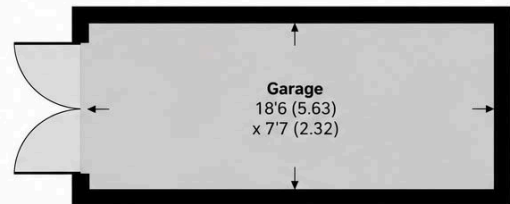
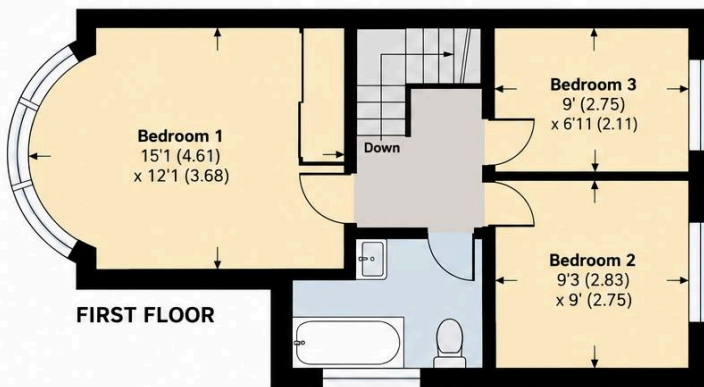
Hood Avenue, Orpington, BR5

Approximate Area = 1053 sq ft / 97.8 sq m

Garage = 141 sq ft / 13 sq m

Total = 1194 sq ft / 110.9 sq m

For identification only - Not to scale



Garden
Approximate
50'2 (15.30)
x 24'3 (7.39)