



## ESTATE AGENT



### Burnt Ash Lane

Bromley, BR1 5GD

Offers in excess of £290,000

Available via standard purchase or an attractive part-ownership scheme, this well-presented two-bedroom apartment is located on the third floor of a modern development, with the added convenience of lift access.

The accommodation comprises a welcoming entrance hall with useful storage cupboards, two generously sized double bedrooms, a three-piece bathroom, and a spacious open-plan reception room with a modern fitted kitchen—ideal for both everyday living and entertaining.

Further benefits include newly laid carpets, a south-facing Juliet balcony, gas combi boiler, an allocated parking space, and additional visitor parking bays.

The property is ideally positioned within walking distance of local amenities, including Burnt Ash Parade and Sundridge Park Village, which offer a variety of independent cafés, pubs, and restaurants. Sundridge Park Station is close by, with Grove Park Station also within easy reach, providing direct services into London Bridge, Cannon Street, and Charing Cross. Bromley Town Centre is easily accessible and offers an extensive range of shopping, dining, and leisure facilities.

Ground Rent: Zero.  
Service Charge: £2,432.88.  
Years Remaining on Lease: 108.

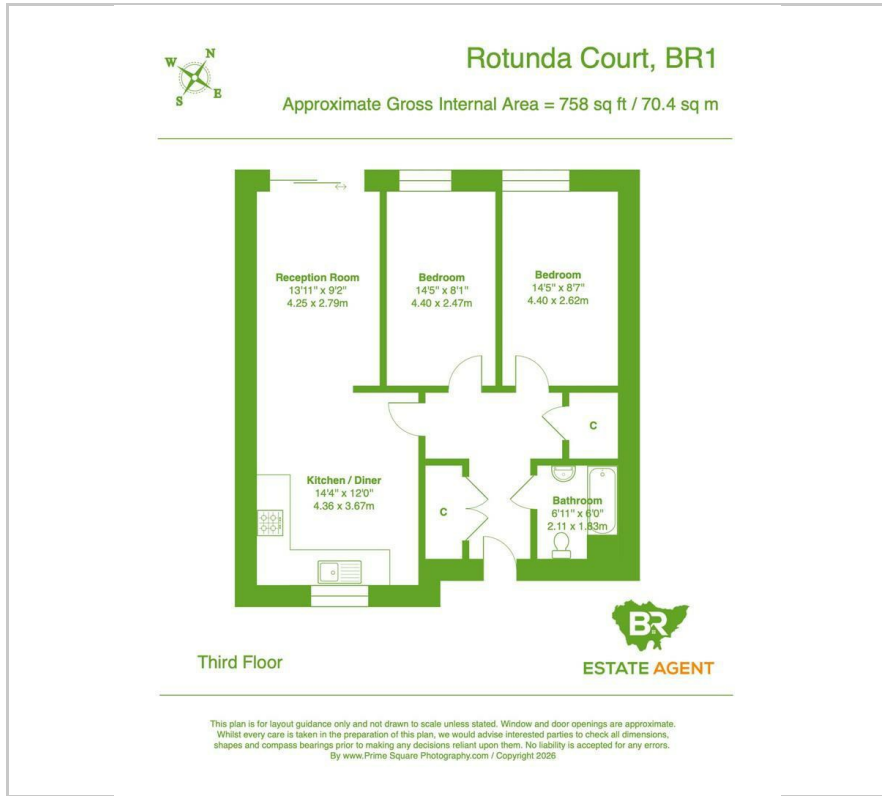
#### Viewing

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

- Two Double Bedrooms
- Third Floor (Lift Access)
- Allocated Parking Space & Visitor Bays
- Gas Central Heating via Combi-Boiler
- Ample Storage Space
- Close to Amenities
- Available via Standard Purchase or Shared Ownership
- Juliet Balcony
- Video Entry System
- Newly Laid Carpets



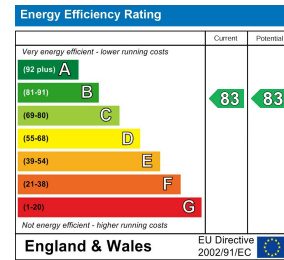
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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