



OFFERS IN EXCESS OF

**£475,000**

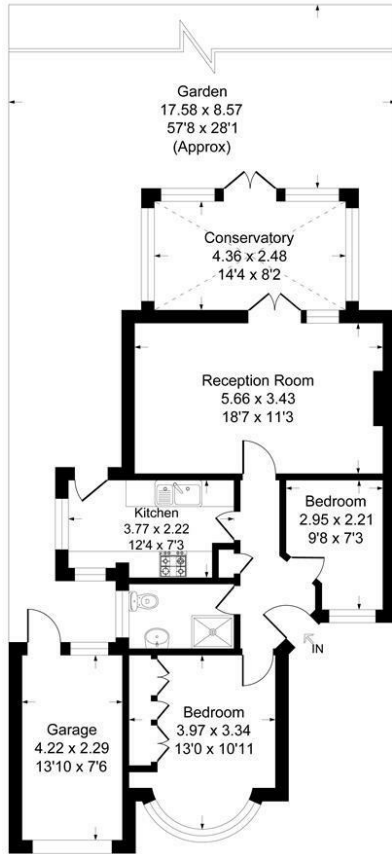
**Prescott Avenue**

Orpington, BR5 1AE

EPC RATING: E COUNCIL TAX BAND: E

**Prescott Avenue, BR5**

Approximate Gross Internal Area 67.8 sq m / 730 sq ft  
 Garage = 9.6 sq m / 104 sq ft  
 Total = 77.5 sq m / 834 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
 Produced By PlanPro

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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

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			68
(39-54) E	51		
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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