

THOMAS BROWN

ESTATES

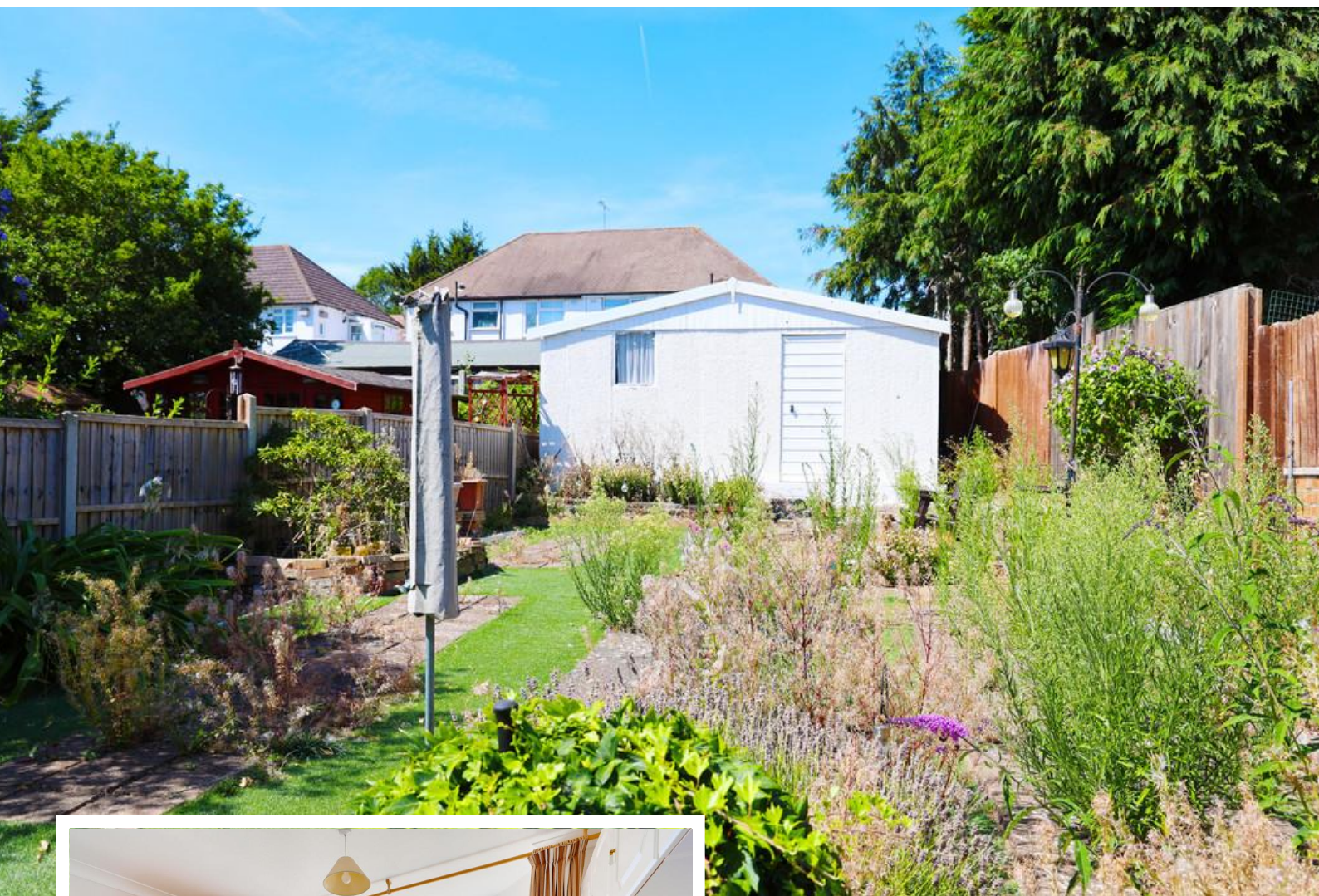


2 Austin Road, Orpington, BR5 2BU

Asking Price: £500,000

- 3 Bedroom Semi-Detached Bungalow
- Well Located for Poverest Park & Stations
- Master Bedroom with En-suite
- No Forward Chain, Conservatory





Property Description

Thomas Brown Estates are delighted to offer this three bedroom semi-detached bungalow, offered to the market with no forward chain, located within walking distance to Poverest Park, Petts Wood and St. Mary Cray Stations, and close to local shops - including the popular Nugent Retail Park. The accommodation on offer comprises: entrance hall, lounge, kitchen, bathroom, conservatory, lean-to and three bedrooms - the master bedroom benefitting from an en-suite. Externally there is a rear garden with workshop to the rear, and a double driveway to the front. Please note the property does require some modernisation throughout and this has been reflected in the asking price. Please call Thomas Brown Estates in Orpington to arrange your appointment to view.



Entrance Hall:

Double glazed door to front, electric meter cupboard, loft access, carpet, radiator.

Lounge:

17' 09" x 10' 07" (5.41m x 3.23m). Double glazed French doors and double glazed panel to conservatory, carpet, radiator.

Conservatory:

9' 06" x 7' 06" (2.9m x 2.29m). Double glazed windows to three sides, double glazed patio door to garden, laminate flooring.

Kitchen:

12' 06" x 11' 0" (3.81m x 3.35m). Range of matching wall and base units with worktops over, one and a half bowl stainless steel sink with mixer tap, integrated oven, integrated hob with extractor over, integrated fridge, integrated freezer, integrated dishwasher, space for fridge/freezer, double glazed window to rear, double glazed door to side porch, laminate flooring, radiator.

Porch:

To side. Half glass/half panelled to two sides, double glazed door to garden, laminate flooring.

Bedroom 1:

12' 09" x 10' 01" (3.89m x 3.07m). (Plus recess 5' 0" x 3' 02"). (Measured into bay). Fitted bedside storage, double glazed bay window to front, carpet, radiator.

En-Suite:

WC, pedestal wash hand basin, shower cubicle, part tiled walls, extractor fan, vinyl tile flooring, radiator.

Bedroom 2:

11' 0" x 9' 0" (3.35m x 2.74m). Fitted wardrobe, double glazed window to side, carpet, radiator.

Bedroom 3:

10' 0" x 8' 05" (3.05m x 2.57m). (Narrowing to 7' 03"). (Measured into bay). Double glazed bay window to front, carpet, radiator.

Bathroom:

WC, pedestal wash hand basin, bath with shower over, double glazed window to side, part tiled walls, vinyl flooring, radiator.

Other Benefits Include:

Garden:

50' 0" (15.24m). (Approx.). Patio area, astro turf, flowerbeds, side access.

Workshop:

16' 10" x 7' 10" (5.13m x 2.39m).

Off Street Parking:

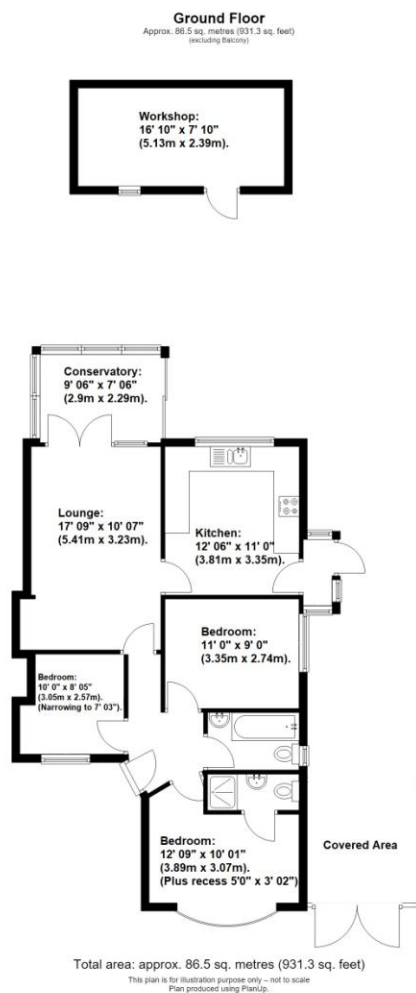
Space for two vehicles.

Double Glazing

Central Heating System

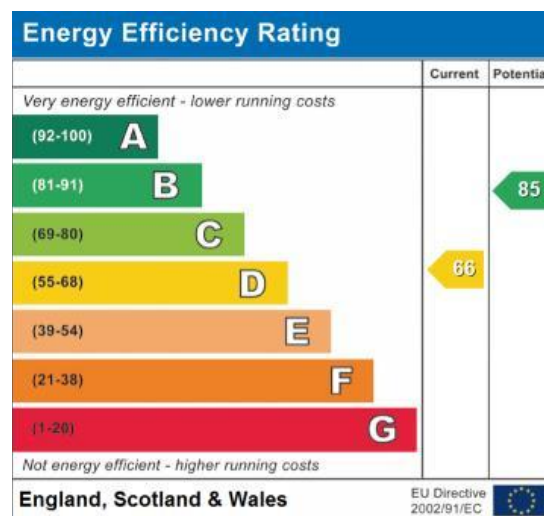
No Forward Chain





Council Tax Band: D

Tenure: Freehold



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Thomas Brown Estates have not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition.

Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc.

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