Estates Browne

SALES & LETTINGS



Abingdon House

71 Rodway Road, Bromley, BR1 3JP

A glorious 2 double bedroom ground floor apartment located in a beautifully converted period residence



Flat 2, Abingdon House

Guide Price: £600,000 - £650,000

Chain Free

Located in a beautifully converted period residence in a private and gated development in the Sundridge Park area is this expansive glorious ground floor, 2 double bedroom, 2 bathroom apartment complete with its own 30' x 30' private west facing rear garden.

Accommodation comprises of a large open plan fully equipped kitchen/living room with impressive feature open fire place and two double bedrooms, the master boasting an impressive en-suite bathroom, with the second bedroom offering an en-suite shower room. With several rail stations, local shops, restaurants, public houses and highly appreciated schools within walking distance there is little more one would require. There is also ample parking.

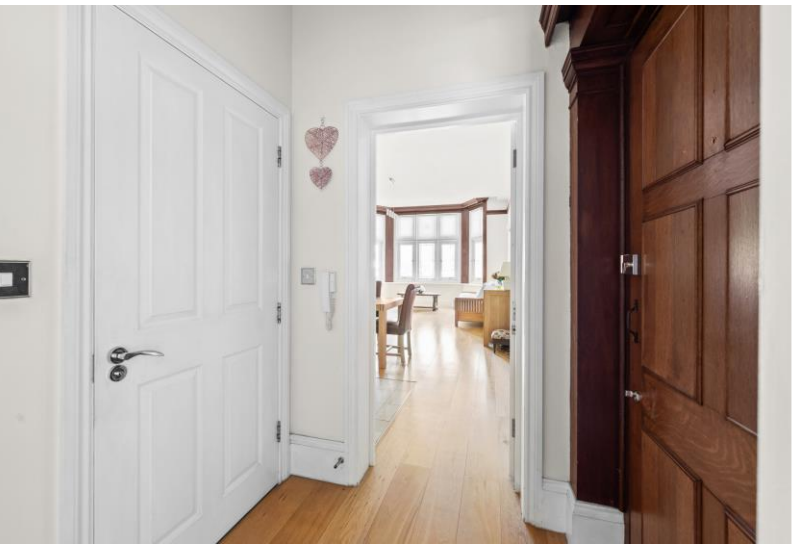
EPC - D Council Tax - F

Service Charge £3,563.56 pa Ground Rent £300 pa
Lease length 999 years from 1st January 2005

- Beautiful period residence
- Two double bedrooms
- Two en-suite bathrooms
- Open plan layout
- Double glazed
- Gas central heating
- Feature fireplace
- Allocated parking
- Gated development
- Private west facing garden











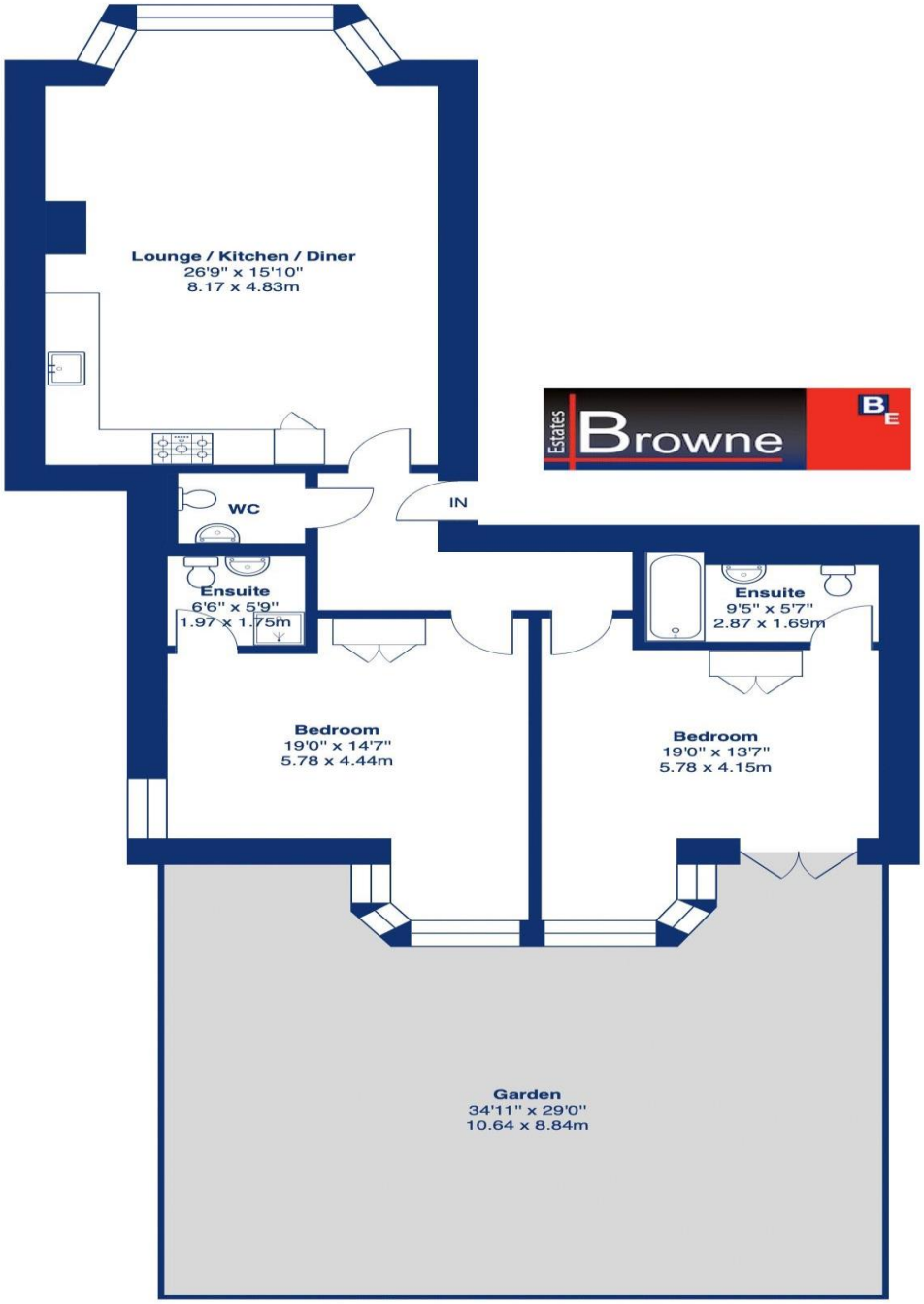







Rodway Road, BR1

Approximate Gross Internal Area = 1025 sq ft / 95.3 sq m



Ground Floor

This floor plan was produced using RICS measurements standards 2nd edition.
For layout guidance only and not drawn to scale unless stated. Window and door openings are approximate.
Whilst every care is taken in the preparation of this plan, we would advise interested parties to check all dimensions, shapes and compass bearings prior to making any decisions reliant upon them. No liability is accepted for any errors.
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Disclaimer
We have not tested any services, systems or appliances at this property. We strongly recommend that all the information which we provide is verified by yourselves on inspection, and by your Surveyor and Conveyancer.



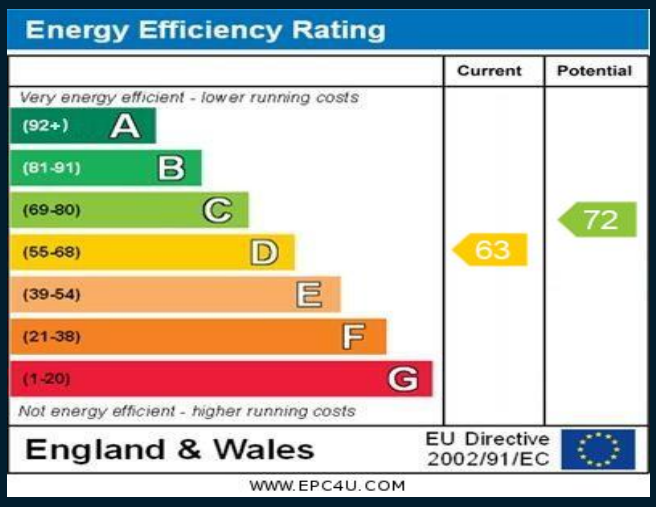
Additional Information

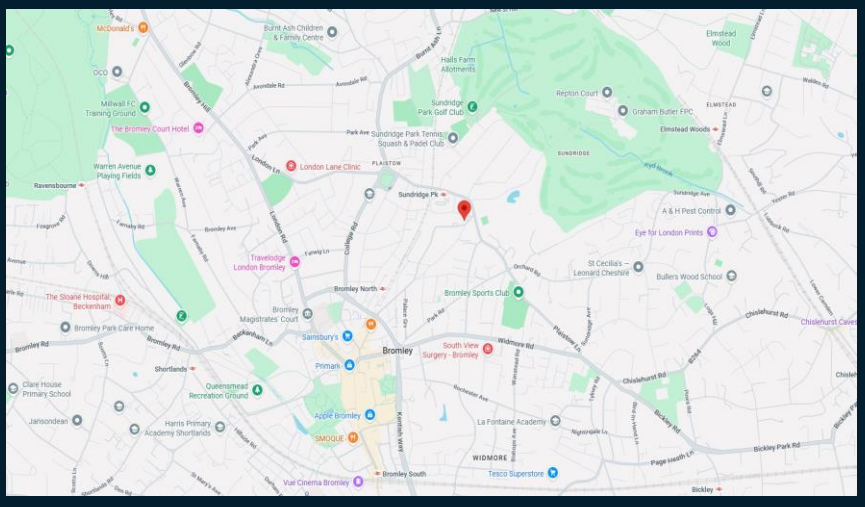
Council Tax Band - F

EPC Rating - D

Location - Bromley

Viewing - Via Browne Estates





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