



ASKING PRICE

**£280,000**

**Crest View Drive**

Orpington, BR5 1FE

## PROPERTY SUMMARY

Located a stones throw from Petts Wood High Street is this stunning, newly renovated one bedroom ground floor flat offered to the market CHAIN FREE.

Press House is ideal for First Time Buyers and Investors alike. Being minutes away from Petts Wood Station offering fast transport into The City and all that Petts Wood High Street has to offer such as supermarkets, restaurants, cafes and bars.

The property consists of a large kitchen/reception room with newly renovated with modern integrated appliances, a large bedroom with walk in wardrobe and modern bathroom suite.

Early viewing is recommended to avoid disappointment.

EPC Rating E  
Leasehold -  
Service Charge - £1,812.00

1



1



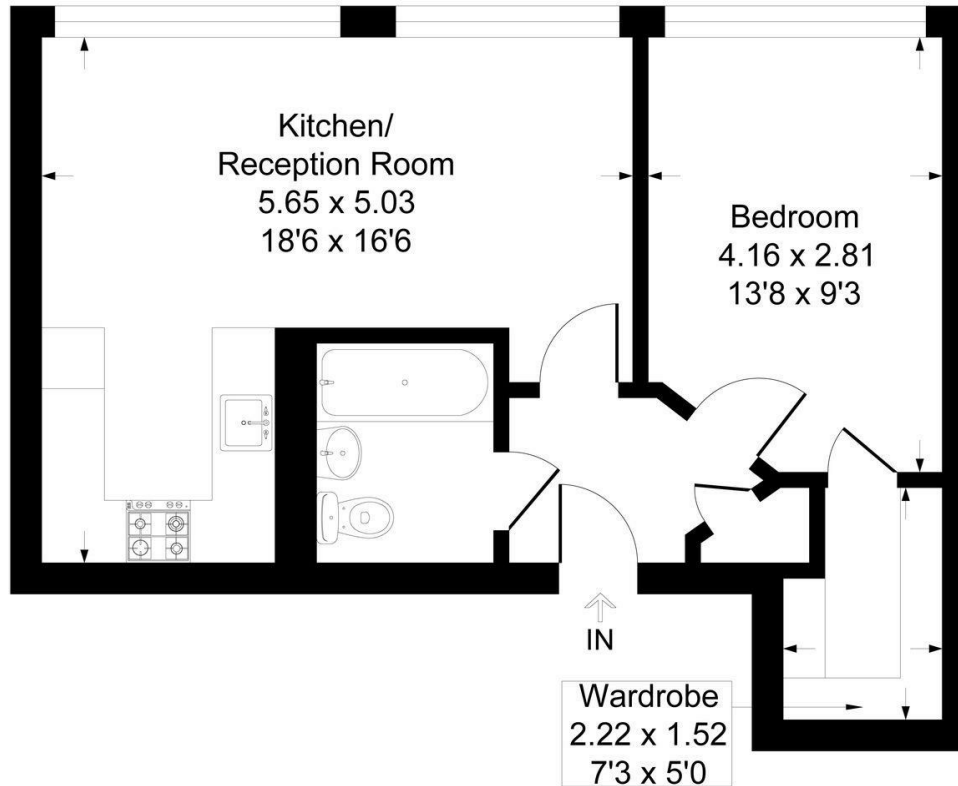
1





# Press House, BR5

Approximate Gross Internal Area 45.5 sq m / 491 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 Planpix



## LOCAL AUTHORITY

## TENURE

Freehold

## EPC RATING

E

## COUNCIL TAX BAND

C

## VIEWINGS

By prior appointment only

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

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



### OFFICE ADDRESS

1 Chatsworth Parade  
Kent  
BR5 1EF

### OFFICE DETAILS

01689 806 770  
infopw@sinclairhammelton.co.uk  
<https://www.sinclairhammelton.co.uk>  
for-sale-in-petts-wood/