



ESTATE AGENT



Bromley Hill

Bromley, BR1 4NA

£235,000

CHAIN FREE. Situated on the first floor of a well-maintained purpose-built development, this bright and spacious one-bedroom flat extends to approximately 501 sq ft of accommodation and presents an excellent opportunity for first-time buyers.

Internally, the property is presented in good decorative order throughout. The accommodation comprises a reception room with direct access to a private south-westerly facing balcony, a separate fitted kitchen/breakfast room offering ample worktop and storage space, and a double bedroom benefiting from built-in wardrobes. Completing the accommodation is a modern shower room and a useful floor-to-ceiling storage cupboard. Externally, there is a private rear garden, providing a pleasant and secluded outdoor space rarely found with flats of this size and price range. The property will also benefit from a lease extension, adding an additional 90 years to the existing lease.

Bromley Hill is conveniently located for a variety of local amenities. Ravensbourne Station is approximately 0.5 miles away, providing regular services into London Blackfriars, City Thameslink and London St Pancras, while Grove Park and Bromley South stations are also within easy reach, also offering excellent connections into Central London. Bromley Town Centre offers an extensive range of shops, restaurants, cafés and leisure facilities. For those who enjoy outdoor recreation, the property is ideally positioned for several green open spaces, including Beckenham Place Park. EPC Rating D.

Leasehold.

Lease Term - 86 years (To be extended to 176 Years) Service Charge - £721.73 per annum. (£60.14 per month)

Ground Rent - £10.00 per annum.

- Chain Free
- Lease to be extended to 176 Years
- Approx. 501 sq ft / 46.5 sq m
- Reception room with direct access to a south-westerly facing balcony
- Private Rear Garden
- Spacious kitchen
- Double glazed windows and doors throughout
- Gas centrally heated
- 0.5 miles from Ravensbourne Station
- Close to Beckenham Place Park

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.



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Floor Plan

