

THOMAS BROWN

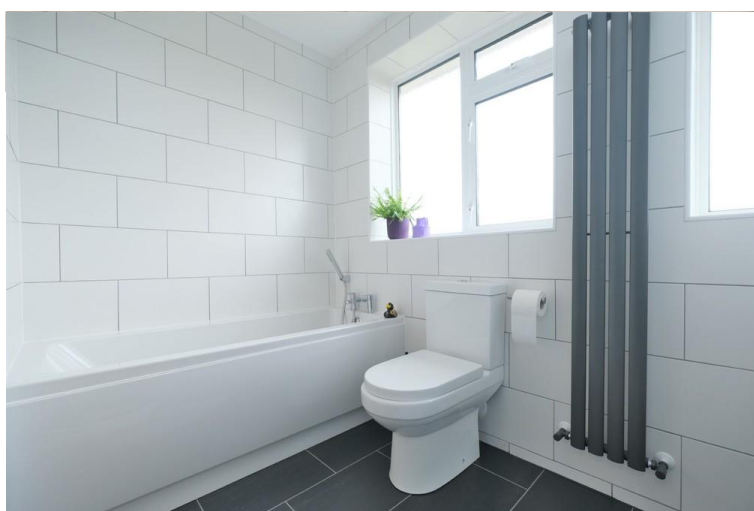
ESTATES



129 Charterhouse Road, Orpington, BR6 9EP Asking Price: £675,000

- 3 Bedroom Semi-Detached House
- Potential to Extend Further (STPP)
- Immaculately Presented, 115' Rear Garden
- Close to Orpington & Chelsfield Stations





Property Description

Thomas Brown Estates are delighted to offer this immaculately presented three bedroom semi-detached property, set on the highly desirable Charterhouse Road with a fantastic view over a local green and playground to the front, boasting walking distance to Orpington and Chelsfield Stations and great potential to extend further STPP. The accommodation on offer comprises: entrance hall, dual aspect lounge/dining room, fitted kitchen, utility room and a WC to the ground floor. To the first floor are three bedrooms and a modern family bathroom with separate bath and shower. Externally there is a mature 115' garden to the rear aspect of the property with a patio perfect for entertaining and alfresco dining, integral garage to the side and off street parking to the front via the driveway. STPP there is potential to extend across the rear, convert the garage or extend above and/or extend into the loft space as many others have done in the road. Charterhouse Road is well located for local schools, shops and bus routes. Please call Thomas Brown Estates to arrange an appointment to view to fully appreciate the quality of location and specification on offer.



FRONT

Driveway for numerous vehicles, part laid to lawn, covered entrance, overlooking local park.

ENTRANCE HALL

Composite door to front, under stairs storage cupboard, carpet, radiator.

LOUNGE/DINING ROOM

24' 10" x 13' 0" (7.57m x 3.96m) (measured at maximum) Feature fireplace, built in storage, double glazed sliding door to rear, double glazed window to front, carpet, two radiators.

KITCHEN

10' 01" x 8' 10" (3.07m x 2.69m) Range of matching wall and base units with worktops over, stainless steel sink and drainer, space for cooker, space for fridge/freezer, tiled splashback, double glazed window to rear, tiled flooring.

UTILITY ROOM

Space for washing machine, space for dryer, double glazed door to rear, double glazed window to rear, tiled flooring, radiator.

CLOAKROOM

Low level WC, wash hand basin in vanity unit, tiled flooring.

STAIRS TO FIRST FLOOR LANDING

Storage cupboard, opaque double glazed window to side, carpet.

BEDROOM 1

13' 06" x 9' 05" (4.11m x 2.87m) (not including wardrobes) Fitted wardrobes, double glazed window to front, carpet, radiator.

BEDROOM 2

10' 06" x 10' 04" (3.2m x 3.15m) Double glazed window to rear, carpet, radiator.

BEDROOM 3

7' 11" x 7' 08" (2.41m x 2.34m) Double glazed window to front, laminate flooring, radiator.

BATHROOM

Low level WC, wash hand basin in vanity unit, bath and shower attachment, shower with Rainforest head and attachment, two opaque double glazed windows to rear, tiled walls, Amtico flooring, radiator.

OTHER BENEFITS INCLUDE:

GARDEN

115' 0" x 28' 0" (35.05m x 8.53m) Patio area with rest laid to lawn, summerhouse, flowerbeds.

INTEGRAL GARAGE

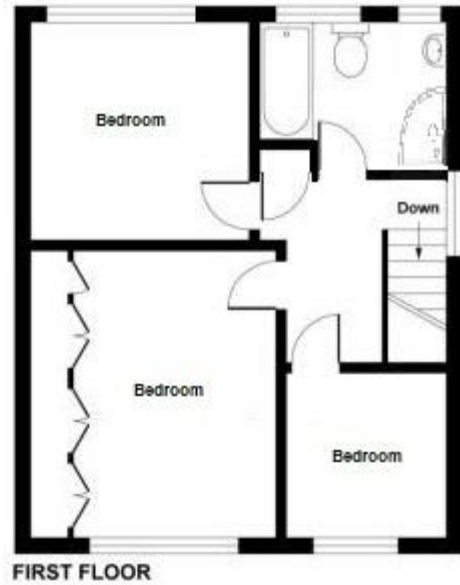
15' 04" x 8' 01" (4.67m x 2.46m) Roller blind door to front, power and light.

OFF STREET PARKING

DOUBLE GLAZING

CENTRAL HEATING SYSTEM



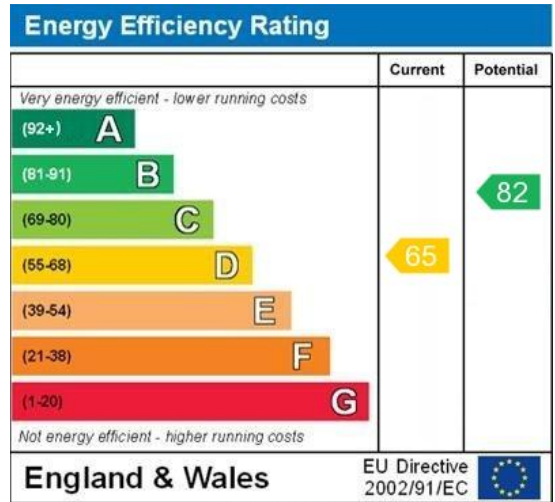


Other Information:

Council Tax Band: E

Construction: Standard

Tenure: Freehold



WWW.FPC4U.COM

No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. These details do not constitute any part of any offer or contract. Thomas Brown Estates and their employees and agents do not have any authority to give warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of Thomas Brown Estates or the vendors.

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.

The Laws of copyright protect this material. The Owner of the copyright is Thomas Brown Estates. This property sheet forms part of our database, and is protected by the database right and copyright laws. No unauthorised copying or distribution without permission.

Registered Office: Lawrence & Co, 94 Brook Street, Erith, DA8 1JF. Registered in England no. 6048974

285 High Street
Orpington
Kent
BR6 0NN

www.thomasbrownestates.co.uk
sales@thomasbrownestates.co.uk
01689 884444

Telephones Manned:
Mon-Fri: 8am – 8pm
Sat: 8am – 5pm
Sun: 10am – 4pm

