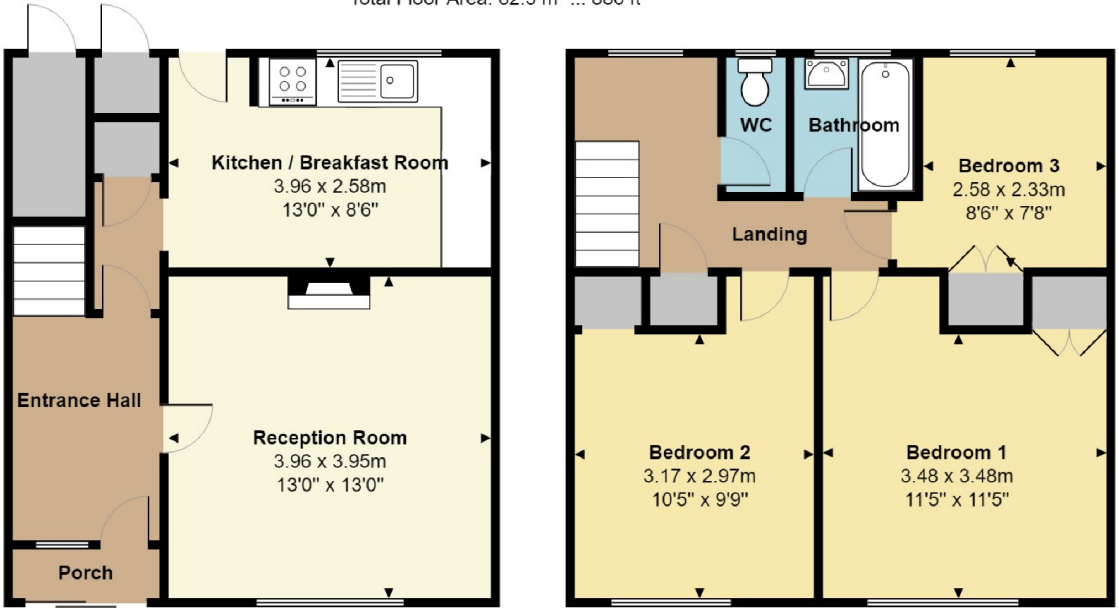


21 Flimwell Close, Bromley, BR1 4NB

Total Floor Area: 82.3 m² ... 886 ft²



Ground Floor
Total Floor Area 39.0 m² ... 420 ft²

1st Floor
Total Floor Area 43.4 m² ... 467 ft²

Measurements are approximate, not to scale and for illustrative purposes only.
www.essentialpropertymarketing.com

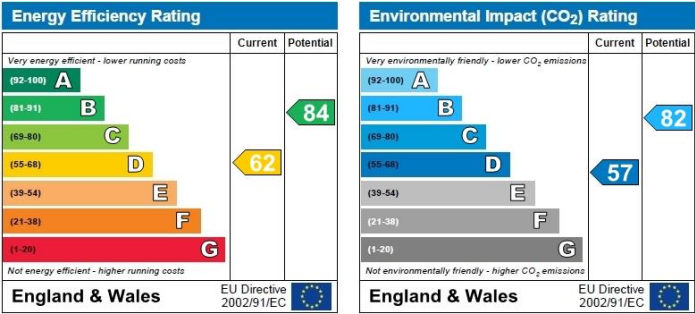


Flimwell Close, Bromley BR1 4NB

Offers in excess of £389,950 Freehold

Directions

From our office proceed up the High Street following the road right the way through until you get to the traffic lights at Peter Pan Pool/ Homebase. Turn right and follow the road up Bromley Hill where Flimwell Close is 5th on the left.



Offered to the market with no chain this three bedroom family home is situated in a pleasant cul de sac and has the great advantage of a private drive providing off street parking. There is a pleasant rear garden, double glazing, gas central heating and newly fitted carpets.



020 8663 1964
charleseden.co.uk



This three bedroom home has the distinct attribute of a private drive providing off street parking. There is a pleasant south easterly facing 40 ft garden, 13ft square reception, 13ft kitchen and an upstairs bathroom and WC. Offered to the market with no onward chain this should appeal to First Time Buyers. There is double glazing, gas central heating (not tested by Charles Eden) and newly fitted carpets,

Flimwell Close is a cul de sac setting with a central green just a few hundred yards from the shops and buses on Bromley Hill. The comprehensive amenities of Bromley High Street are within 1.5 miles with shops restaurants, The Glades shopping centre, Pavillion Leisure Centre and Churchill Theatre. Bromley South Station is about 1.7 miles with frequent services to London.

- **THREE BEDROOMS**
- **FAMILY HOME**
- **OFF STREET PARKING**
- **PLEASANT 40FT GARDEN**
- **NEWLY FITTED CARPETS**
- **NO CHAIN**
- **COUNCIL TAX C**
- **EPC RATING D**

ENCLOSED PORCH

Double glazed patio doors to front. Opaque glazed door and glazed window to front leading into:

HALLWAY

Cupboard housing electric meter, radiator, fitted carpet.

RECEPTION 13'0 x 13'0 (3.96m x 3.96m)

Double glazed window to front, double radiator, feature gas fire with back boiler (not tested by Charles Eden), fitted carpet.

KITCHEN 13'0 x 8'6 (3.96m x 2.59m)

Double glazed door leading out to rear garden, double glazed window to rear, wood fitted wall and base units with worksurfaces over, stainless steel single bowl sink unit with mixer tap, spaces for: gas cooker and washing machine, integrated fridge, part tiled walls, understairs storage cupboard with space for freezer, cupboard housing gas meter, vinyl flooring.

STAIRS TO FIRST FLOOR

Fitted carpet.

LANDING

Double glazed window to rear, airing cupboard housing immersion heater, access to loft, fitted carpet.

BEDROOM ONE 11'5 x 11'5 (3.48m x 3.48m)

Double glazed window to front, coved ceiling, built-in wardrobe, radiator, fitted carpet.

BEDROOM TWO 10'5 x 9'9 (3.18m x 2.97m)

Double glazed window to front, coved ceiling, built-in cupboard, radiator, fitted carpet.

BEDROOM THREE 8'6 x 7'8 (2.59m x 2.34m)

Double glazed window to rear, coved ceiling, built-in wardrobe, radiator, fitted carpet.

BATHROOM

Opaque double glazed window to rear, panelled bath with electric shower over, wash hand basin inset in vanity unit with mixer tap, radiator, part tiled walls, vinyl flooring.

SEPARATE WC

Opaque double glazed window to rear, low level WC, vinyl flooring.

OUTSIDE

REAR GARDEN 40' (12.19m)

Mainly laid to lawn, two storage cupboards, garden shed, gate with side access.

FRONTAGE

Crazy paved with off street parking.

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