



homezone

£800,000 Freehold

32 Cromwell Avenue

Bromley, BR2 9AQ

- ELEGANT EDWARDIAN FOUR BEDROOM SEMI-DETACHED
- IN NEED OF MODERNISATION
- CHAIN FREE
- QUIET, CENTRAL, SOUGHT AFTER LOCATION
- TWO BATHROOMS
- 1651 SQ FT OF ACCOMMODATION
- SOUTH WEST FACING GARDEN
- DETACHED GARAGE WITH DRIVEWAY
- 7 MINUTES WALK TO BROMLEY SOUTH RAILWAY STATION AND TOWN CENTRE
- NEAREST SCHOOLS: ST MARKS CE, RAGLAN, BICKLEY & HIGHFIELD PRIMARIES, RAVENSBOURNE & HAYES SECONDARIES



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If you possess unbridled enthusiasm and imagination for a project together with a flair for interior design, this diamond in the rough could be your dream home.

A substantial, four-bedroom Edwardian semi-detached house in a peaceful sought-after location, close to Bromley South railway Station, Bromley Tennis Club, and the state-of-the-art Vue Cinema and restaurants of St. Mark's Plaza.

On entering this wonderful home, a glorious entrance hall with handsome balustrading leads to two grand reception rooms and a kitchen with breakfast room, ripe for extending (subject to planning permission). Upstairs, a generous landing, three double bedrooms, a single bedroom, family bathroom and a separate WC.

Many original features remain including attractive high panelled ceilings, cornicing, original stripped wooden doors. More modern benefits include central heating and double glazing.

Outside is a secluded south west facing garden patiently waiting to be transformed into a gardener's paradise.

A detached garage and driveway provide highly desirable off-street parking.

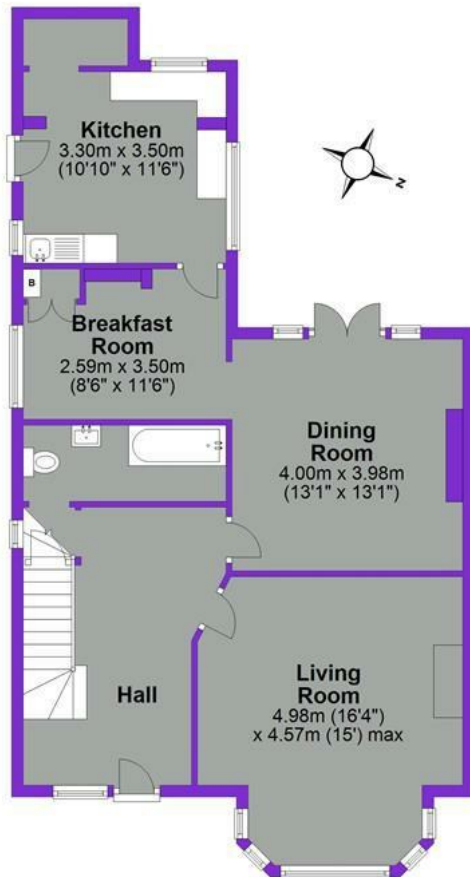
Nearest schools include St Marks C of E Primary, Raglan Primary, Highfield Primary, Bickley Primary, The Ravensbourne Secondary Academy and Hayes Secondary.

Book your viewing now!



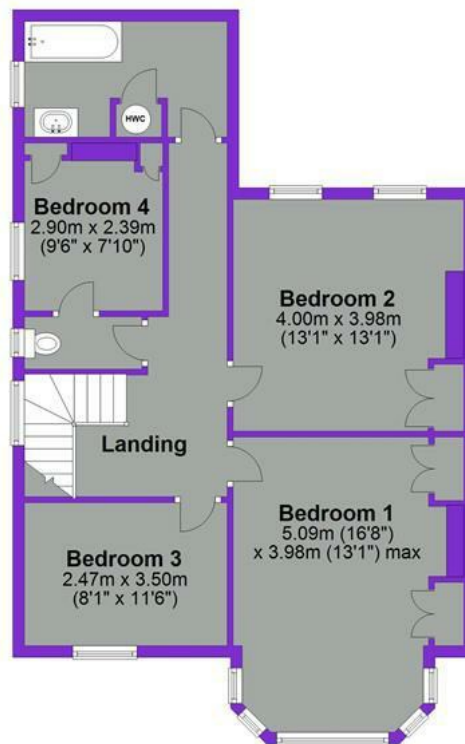
Ground Floor

Approx. 80.0 sq. metres (860.9 sq. feet)



First Floor

Approx. 73.4 sq. metres (790.5 sq. feet)



Total area: approx. 153.4 sq. metres (1651.4 sq. feet)

Entrance Porch

Covered open entrance porch with terracotta tiled floor.

Entrance Hall

Part opaque glazed, painted panelled front door, opaque glazed sidelight, radiator, carpeted stairs to first floor, cornice, ceiling light fitting, fitted carpet, door to:-

Lobby

Understairs cupboard housing fusebox, electric meter and gas meter (disconnected), uPVC double glazed opaque window to side, door to:-

Bathroom

Stripped wooden panelled door, white panelled bath with chrome crosshead taps, grey pedestal wash hand basin with chrome crosshead taps, low-level WC, tiled splashbacks, radiator, ceiling light fitting, panelled ceiling, fitted carpet.

Living Room

Stripped wooden panelled door, uPVC double glazed window to front bay, fireplace with decorative wooden surround, wrought iron inset, slate hearth and gas point for a living flame fire, television aerial point, double radiator, ceiling light fitting, cornice, fitted carpet.

Dining Room

Stripped wooden panelled door, uPVC double glazed French doors to garden, chimney breast with air vent, double radiator, cornice, ceiling light fitting, fitted carpet, archway to:-

Breakfast Room

uPVC double glazed window to side, cupboard with louvered doors housing Suprima boiler, double radiator, panelled ceiling, ceiling light fitting, fitted carpet, door to:-

Kitchen

Wooden painted door, three uPVC double glazed windows to sides and rear, uPVC double-glazed door to garden, range of walnut effect wall and base units with marble effect laminated worktops over incorporating stainless steel sink and drainer with chrome cross head taps, space for gas cooker, space and plumbing for washing machine, space and plumbing for dishwasher, space for fridge/freezer, breakfast bar, double radiator, vinyl flooring, panelled ceiling, ceiling light fitting, walk-in larder/utility cupboard with space for under counter fridge.

First Floor Landing

uPVC double glazed window to side, hatch to loft, radiator, dado rail, ceiling light fitting, fitted carpet.

Bedroom One

Stripped wooden panelled door, uPVC double glazed window to front bay, built-in wardrobes, double radiator, single radiator, textured ceiling with light fitting, fitted carpet.

Bedroom Two

Stripped wooden panelled door, twin uPVC double-glazed windows to rear, built-in wardrobe, two radiators, panelled ceiling with light fitting, fitted carpet.

Bedroom Three

Stripped wooden panelled door, uPVC double glazed window to front, radiator, panelled textured ceiling with light fitting, fitted carpet.

Bedroom Four

Stripped wooden panelled door, uPVC double glazed window to side, built in wardrobes, chimney breast with airvent, panelled ceiling with light fitting, fitted carpet.

Bathroom

Stripped wooden panelled door, uPVC opaque double glazed window to side, airing cupboard housing hot water tank. white panelled bath with cross head mixer tap and hand held shower attachment, fitted shower screen, vanity unit with white wash hand basin with chrome cross head taps, shaver point, tiled splashbacks, textured papered walls, textured panelled ceiling with light fitting, radiator, fitted carpet.

WC

Stripped wooden panelled door, uPVC opaque double glazed window to side, textured ceiling with light fitting, dado rail, fitted carpet.

Outside

Front Garden: Small area of lawn with shrub border and low front brick wall.

Rear Garden: 22.42m (73'6) x 14m (45'9) approx. Mainly laid to lawn with shrub borders, shed, patio with brick-built barbeque, fenced boundaries, outside tap, pathway to front gate.

Garage

Detached, with up and over door and rear door to garden. Driveway with parking for one vehicle.

Council Tax

London Borough of Bromley.
Band: F.

EPC

Band: E.

PROPERTY MISDESCRIPTIONS ACT 1991

The Agents has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. The buyer is advised to obtain verification from his or her Professional Buyer. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.