



66 Murray Avenue

Bromley, BR1 3DL

£850,000 Freehold EPC: E

 **Maguire Baylis**



A MUCH-LOVED FAMILY HOME – FIRST TIME ON THE MARKET SINCE 1929!

Maguire Baylis are delighted to present to the market this attractive 1929-built semi-detached house which is being offered for sale for the very first time, having remained in the same family ownership since new – a rare opportunity to acquire a home of such long-standing heritage.

Set in a sought-after residential location just a short walk from Bromley South station and the High Street, the property offers generous accommodation ideal for family living. Features include four bedrooms, an upstairs shower room with separate WC, two good size reception rooms, and a fitted kitchen/breakfast room. There is also a ground floor WC, an integral garage, and a paved driveway to the front.

The property enjoys a delightful rear garden extending over 100ft, providing excellent outdoor space with plenty of potential. While some general updating is now required, the house has clearly been maintained to a high standard over the years and offers an excellent canvas for personalisation.

Well placed for local amenities and transport, the property also sits within easy reach of several highly regarded schools including Scotts Park, Bickley Primary, La Fontaine Academy, and the Bullers Wood secondary schools.

Early viewing is highly recommended.

- 1930's SEMI DETACHED FAMILY HOUSE
- FOUR BEDROOMS ** UPSTAIRS SHOWER ROOM & SEPARATE WC
- GOOD SIZE LOUNGE & SEPARATE DINING ROOM
- FITTED KITCHEN/BREAKFAST ROOM
- DOWNSTAIRS WC
- INTEGRAL GARAGE ** PAVED DRIVEWAY TO FRONT
- DELIGHTFUL 100'+ REAR GARDEN
- GREAT LOCATION – EASY WALK TO BROMLEY SOUTH STATION & HIGH STREET
- EXCELLENT SCHOOLS NEARBY
- CHAIN FREE SALE

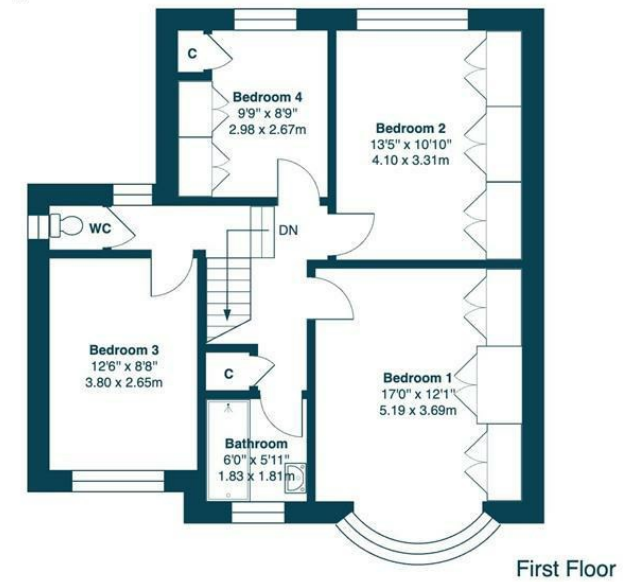
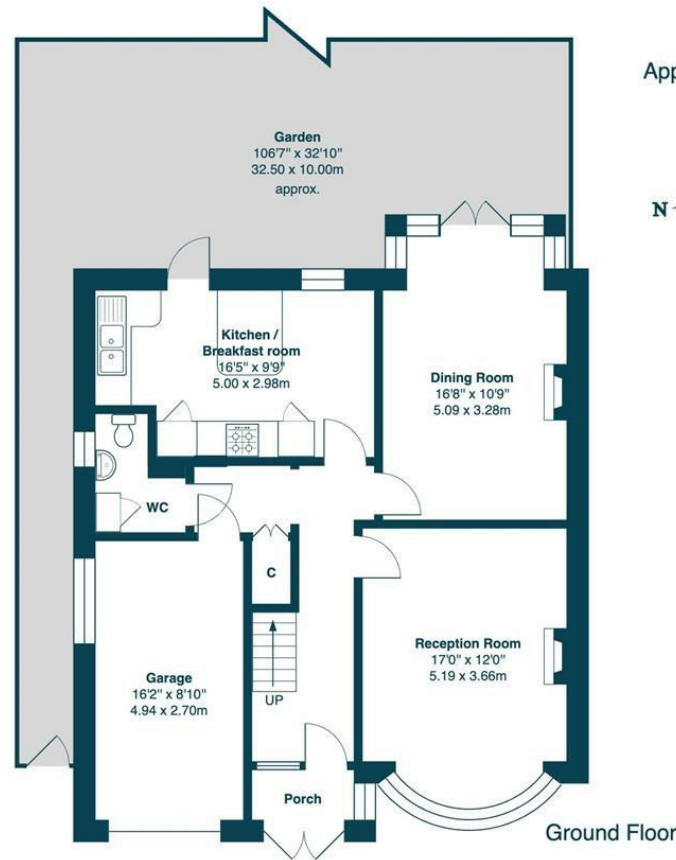


Murray Avenue, BR1

Approximate Gross Internal Area = 1550 sq ft / 144.0 sq m
(including garage)



 Maguire Baylis



This plan is for layout guidance only and not drawn to scale unless stated. Window and door openings are approximate. Whilst every care is taken in the preparation of this plan, we would advise interested parties to check all dimensions, shapes and compass bearings prior to making any decisions reliant upon them. No liability is accepted for any errors.
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ENTRANCE PORCH

Enclosed entrance porch with double glazed double doors to front and window to side; porch light.

ENTRANCE HALLWAY

Original part glazed stained glass front door and window to front; radiator; lobby with built-in understairs storage cupboard and door to garage.

DOWNSTAIRS WC

Window to side; fitted wash basin; radiator; built-in storage cupboard with space & plumbing for washing machine.

LOUNGE

17' x 12' (5.18m x 3.66m)

Double glazed bay window to front with stained glass fanlights; two radiators; feature fireplace with ornate wooden surround;

DINING ROOM

16'8 x 10'9 (5.08m x 3.28m)

Bay to rear with French doors leading to garden; two built-in storage/shelving units within recesses; radiator with fitted cover; feature fireplace.

KITCHEN

16'5 x 9'9 (5.00m x 2.97m)

Two windows to rear plus part glazed door leading to garden; fitted with a comprehensive range of custom made wall and base units with stone worktops to two walls and central return unit; built-in Miele gas hob, oven and extractor hood; integrated Miele fridge/freezer & dishwasher; wood flooring.

LANDING

Double glazed window to rear; radiator; access to loft (loft with retractable loft ladder & light); built-in storage cupboard.

BEDROOM 1

17' x 12'1 (into wardrobes) (5.18m x 3.68m (into wardrobes))

Double glazed bay window to front; range of custom fitted wardrobes to one wall; radiator.

BEDROOM 2

13'5 x 10'10 (into wardrobes) (4.09m x 3.30m (into wardrobes))

Window to rear; fitted with a range of custom made wardrobes to one wall; radiator.

BEDROOM 3

12'6 x 8'8 (3.81m x 2.64m)

Double glazed window to front; radiator; fitted wash basin with storage unit under.

BEDROOM 4

9'9 x 8'9 (into wardrobes) (2.97m x 2.67m (into wardrobes))

Window to rear; built-in wardrobes and storage to one wall housing Vaillant gas boiler and hot water cylinder.

SHOWER ROOM

Double glazed stained glass window to front; suite comprising walk-in shower enclosure; fitted wash basin with storage under; fully tiled walls; heated towel rail.

SEPARATE WC

Double glazed window to side; WC.

INTEGRAL GARAGE

16'2 x 8'10 (4.93m x 2.69m)

Single integral garage with electric up and over door; window to side; light and power.

Paved driveway to front providing space for two/three vehicles.

GARDEN

106'7" (32.49m)

A delightful garden which has been landscaped to a high standard over the years. Now required some attention, it provides a paved patio terrace; feature paving; central area of lawn; rear patio with sunken fishpond. Overall, the garden offers a high level of seclusion and enjoys the sun all day long. There is side access via a secure gate, outside water tap and garden shed/storage.

COUNCIL TAX

London Borough of Bromley - Band F

LOCATION

What3words: ///oven.guides.boats



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Important Note: Maguire Baylis have made every effort to ensure the accuracy of these particulars. However, intending buyers should satisfy themselves by way of legal enquiries, survey and inspection as to the correctness of each statement. The details contained form no part of any contract and are provided without responsibility on the part of the agents or vendor. We have not carried out a survey or tested any appliances or services. Any reference to alterations made is not a statement that planning/building consent has been obtained. References to the legal title are based on information supplied by the vendor.