



homezone

£525,000 Freehold

**47 Park End
Bromley**

London, BR1 4AN

- VICTORIAN PERIOD TERRACED HOUSE
- BEAUTIFULLY PRESENTED THROUGHOUT
- THREE BEDROOMS
- MODERN GROUND FLOOR BATHROOM
- STYLISHLY APPOINTED KITCHEN
- PERIOD FEATURE FIREPLACES
- DOUBLE GLAZED WINDOWS THROUGHOUT
- HIGHLY POPULAR & CONVENIENT LOCATION
- WALKING DISTANCE TO HIGH STREET
- ATTRACTIVE LANDSCAPED GARDEN. EPC - BAND C



Homezone Property Services

104 Beckenham Lane, Shortlands, Bromley, BR2 0DW
tel. 020 8464 9952 mail. bromley@homezone.co.uk
web. www.homezone.co.uk



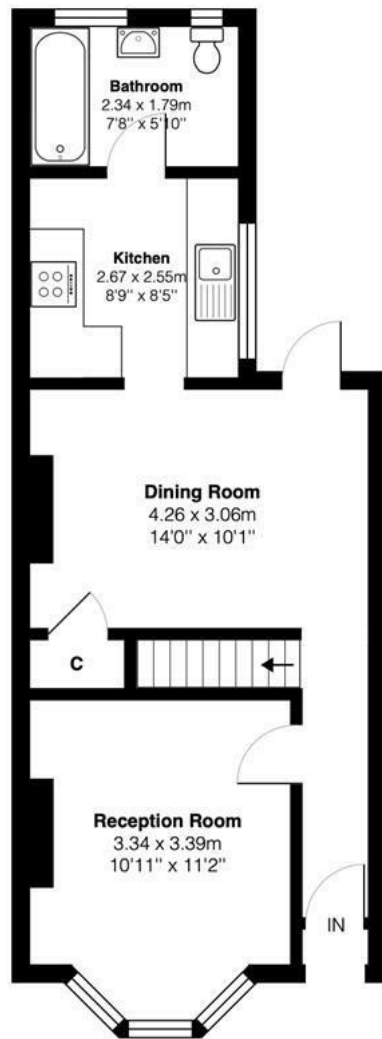


Guide Price: £525,000 - £550,000. A charming three bedroom Victorian period terraced house located within a highly popular, and convenient, residential road within easy reach of local amenities and Bromley town centre.

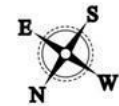
Park End is an attractive road offering many advantages to couples and families alike. The property enjoys a quiet and peaceful setting yet is within a short walk of several stations (Bromley North, Sundridge Park and Shortlands) and also easy reach of Bromley town centre. There are several highly regarded schools nearby including Valley, Parish and the Harris Academy primary.

This delightful property is beautifully presented throughout and successfully blends period character with modern features. Internally, the accommodation comprises: recessed entrance porch; entrance hallway; a super front living room with feature period fireplace and fitted book shelving; a bright and spacious dining room leads on to the stylishly appointed fitted kitchen featuring built-in oven and hob. To the rear, there is the well appointed ground floor bathroom providing bath with a built-in shower over. Upstairs, via the landing, there are three good size bedrooms, the master featuring a run of fitted wardrobe to one wall.

Outside, there is a super courtyard style garden providing a sunny south-easterly aspect. The garden has been professionally landscaped over recent years with attractive stone paving to provide a lovely, secluded space for entertaining friends and family outdoors.



Ground Floor



First Floor

Total Area: 84.5 m² ... 910 ft²

All measurements are approximate and for display purposes only

ENTRANCE PORCH

Recessed front porch; outside light; tiled front step.

HALLWAY

Part glazed front door with fanlight window over; wood effect flooring; radiator; stairs to first floor.

LOUNGE

13'7 x 11' (4.14m x 3.35m)

Double glazed bay window to front; feature cast iron period fireplace with tiled inset and hearth; radiator; fitted shelving plus storage unit within recesses; period ceiling cornice.

DINING ROOM

13'10 x 10'2 (4.22m x 3.10m)

Double glazed door to rear leading to garden; period feature fireplace with tiled inset; radiator; useful built-in under-stairs storage cupboard with light and housing gas meter.

KITCHEN

8'3 x 8'2 (2.51m x 2.49m)

Double glazed window to side; fitted with a range of well appointed pale grey gloss wall and base units with granite effect composite worktops to three walls; inset Neff electric hob with extractor hood over; electric oven; spaces for fridge/freezer, washing machine and dishwasher. Wood effect flooring. Door to:

BATHROOM

A modern and well appointed bathroom comprising: two double glazed windows to rear; panelled bath with built-in shower over and fitted glass shower screen; inset wash basin with plenty of fitted vanity storage; concealed cistern WC; part tiled walls; extractor fan; cupboard housing Vaillant gas combi boiler.

LANDING

Access to loft space.

BEDROOM 1

12'1 (to wardrobes) x 11' (3.68m (to wardrobes) x 3.35m)

Two double glazed windows to front; radiator; period feature cast iron fireplace; range of fitted wardrobes to one wall.

BEDROOM 2

10'2 x 10'1 (3.10m x 3.07m)

Double glazed window to rear; radiator; useful built-in storage cupboard.

BEDROOM 3

8'4 x 8'2 (2.54m x 2.49m)

Double glazed window to rear; radiator.

GARDEN

22' x 15' (6.71m x 4.57m)

An attractive courtyard style garden, recently landscaped with stone paving. Flower shrub beds; timber garden shed; outside tap.

PARKING

On street. Residents parking permits required Monday to Saturday 12 - 2pm. These can be obtained at a cost of £50 per year/per vehicle.

COUNCIL TAX

London Borough of Bromley - Band D

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.