



Set in this rural location and with picturesque view over rolling Kent countryside is this three bedroom period cottage.

## 2 Charmwood Farm Cottages

Orpington, BR6 7SA



£2,250 PCM

### Property Description

Set in a semi-rural location is this three bedroom semi-detached house, encompassed by picturesque views of the Kentish Countryside. Internally, the property has been redecorated throughout and is presented in good condition with neutral color scheme. To the ground floor, you will find two reception rooms in the form of a bay-fronted lounge and a separate dining room. The kitchen has just been re-fitted and is well-proportioned and situated at the rear, overlooking the garden. Significantly, there is also a ground floor cloakroom. The first floor accommodation comprises three bedroom and a good size family bathroom and features both a bath and separate shower cubicle. Notably, there is also a useful and easily accessible loft space. Externally, the aforementioned rear garden measures circa 50ft in length and features both patio and traditional lawn areas.

### Location

Charmwood Lane is situated within the Kentish Countryside, as referenced, but simultaneously is also within close proximity to transport links and general amenities. Namely, Chelsfield Station can be found less than a mile away and provides direct and frequent services

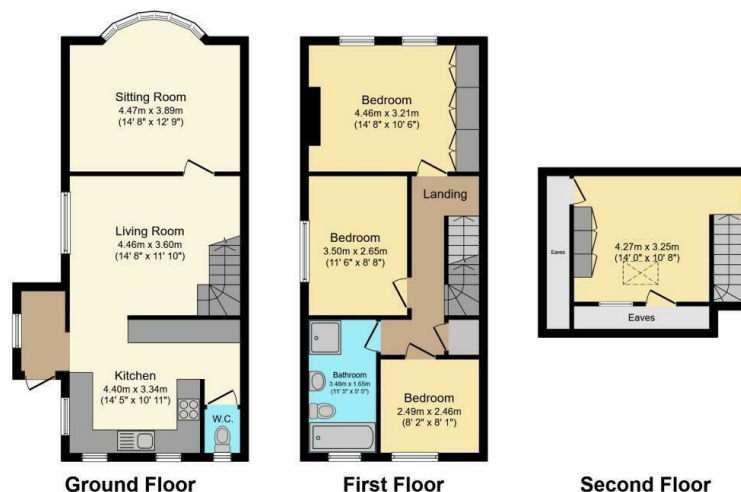
into Central London. Additionally, Knockholt Station is also easily accessible. Green Street Green and its array of general convenient shops, as well as restaurants and general leisure/beauty facilities is also nearby, with Orpington High Street only slightly further afield. The M25 is also a few minutes drive away.

### Viewing Arrangements

Viewings are strictly by appointment only via Kings.

### Property Information

Mains electric, water and cesspit. Gas central heating. Council: Bromley. EPC rated C. Council tax band D.



Total floor area 116.0 sq. m. (1,249 sq. ft.) approx.

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

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