



ESTATE AGENT



## Reddons Road

Beckenham, BR3 1LY

Asking price £1,150,000

Situated on a highly sought-after residential road in Beckenham is this four-bedroom, semi-detached family home within walking distance to both Kent House and New Beckenham rail stations.

The property is in need of modernisation, but is certainly not short of space. Ground floor accommodation comprises a wide entrance hall with storage space, front reception room with bay-window, rear reception-room with access to garden, separate kitchen-diner, and an extended living-space to the rear, featuring exposed brickwork and sliding-doors to garden. There is also a side-extension with utility area and WC. Accessible from the utility area comes a garage (with electricity and lighting) leading to the front of the property. A generous, west-facing long garden to the rear provides a great outdoor space with lots of potential. There is also an additional section of garden to the end.

Upstairs consists of four well-proportioned bedrooms, two of which benefit from built-in wardrobes and storage space. The landing area offers further storage space, as well as a three-piece bathroom, and additional WC.

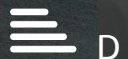
The area is well known for its leafy streets and strong local community, with Beckenham town centre close by - offering a vast selection bars, restaurants, shops, cafes and everyday amenities. There are several well-regarded schools nearby, along with parks and green spaces, while excellent transport links from local stations provide easy access into central London, making the location convenient for commuters as well as families.

Less than a 10-minute walk away, New Beckenham Station provides direct services to London Cannon Street, Charing

- Sought-after Residential Area
- Close to Transport Links
- Four Bedrooms
- Three Reception Rooms
- Driveway and Garage
- Generous Long Garden
- Gas Central Heating
- Potential to Extend and Loft Convert
- In Need of Refurbishment

### Viewing

Please contact our Bromley Office on 020 3633 8620 if you wish to arrange a viewing appointment for this property or require further information.





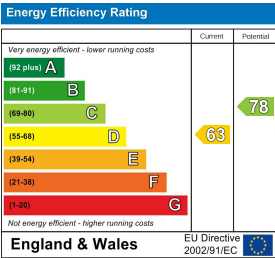
Floor Plan



Area Map



Energy Efficiency Graph



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