



Aurora House, Bromley Road, London SE6 2RP

- Guide Price £325,000 - £350,000
- Stylish Modern Apartment
- Allocated Parking
- Beckenham Hill station 0.4 miles
- Beckenham Place Park 0.5 miles
- Two Bedrooms
- Private Balcony
- Lease 113 years
- Forster Memorial Park 0.2 miles
- EPC Grade B

Guide Price £325,000 to £350,000



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Guide Price £325,000 - £350,000. Stylish two bedroom apartment with a private balcony, offering both comfort and convenience. Set on the fourth floor of a modern development, this bright and spacious home offers 79m2 of contemporary living - great for first-time buyers, professionals, or investors.

The heart of the apartment is a stunning dual-aspect open-plan reception, kitchen and dining room which overlooks the private balcony with great views of the skyline to the south. Full height windows flood the space with natural light.

The kitchen is fully equipped with integrated appliances, modern worktops and cabinet units complemented by additional storage in the hallway. Beautiful wood-style flooring, tasteful décor, airy lay out, and a stylish gallery wall create a warm and welcoming atmosphere.

There are two double bedrooms each measuring over 4m deep, along with a spacious bathroom with high-quality fixtures. There is an allocated parking space in the underground car park, accessed via a lift within the building, plus a Tesco Express on the ground floor of the neighbouring building.

This is modern London living at its best. Early viewing is highly recommended. Please call the Sales Team at Hunters Catford to book your viewing.

Lease 113 years remaining.

Beckenham Hill Station 0.4 miles. Services to London Blackfriars, City Thameslink, Farringdon, and St Pancras International
Forster Memorial Park 0.2 miles. Park with open fields, woodlands, and play areas, ideal for families and outdoor activities.
Beckenham Place Park 0.5 miles - 237 acres of park and ancient woodland, with swimming lake and coffee shop



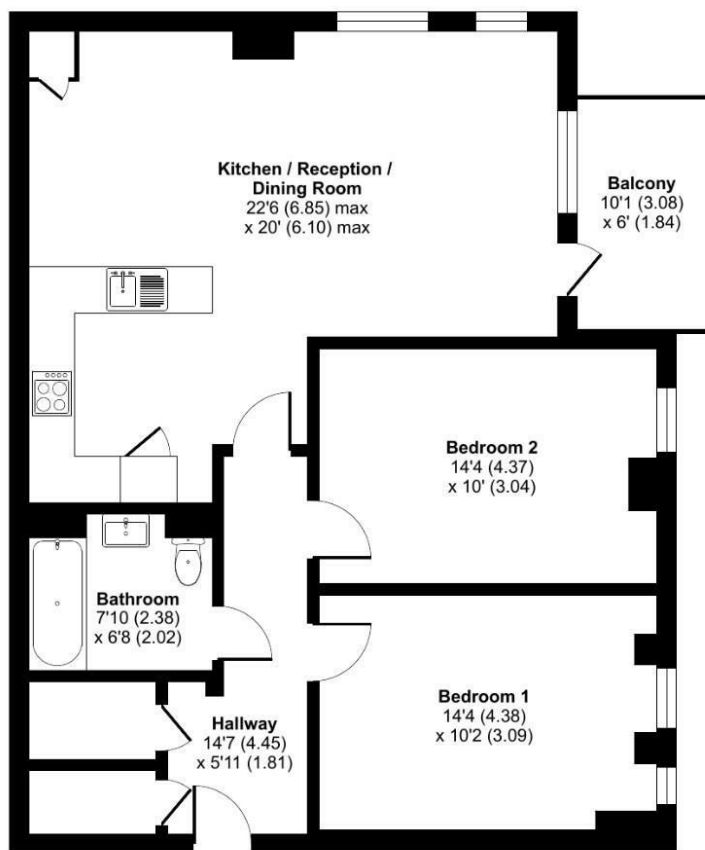




Bromley Road, London, SE6

Approximate Area = 853 sq ft / 79.2 sq m

For identification only - Not to scale



FOURTH FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025. Produced for Hunters. REF: 1280913

Viewings

Please contact catford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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