



OFFERS OVER

£1,650,000

Claremont Road

, BR1 2JL

PROPERTY SUMMARY

Available to the market for the first time in over 50 years is this detached house with over 150ft rear garden and additional side plot. Offering over 3000 sqft of accommodation, situated in a desirable residential road in Bickley. Living accommodation comprises a bright entrance hallway with decorative arch and imposing stairs to the first floor, the ground floor comprises three large reception rooms boasting many original features and high ceilings, downstairs shower room, a fourth reception room leading to a kitchen overlooking the sizeable mature garden and utility room. To the first floor there are four generous bedrooms and a family bathroom. To the second floor there are two further bedrooms and ample eaves storage. Externally the property has a mature garden reaching over 150ft and a sizeable side plot.

Located within close proximity to Bickley and Chislehurst stations offering services into Victoria, Charing Cross, Cannon Street and London Bridge. The property is also conveniently located close to excellent local schools including Raglan Primary, Southborough Primary, Bullers Wood, Bromley High and Coopers. EPC: E

COUNCIL TAX - G

Construction - Traditional

Mains Services - Gas & Electricity - EON, Sewerage and metered Water supply - Thames Water

Heating System - Gas radiators

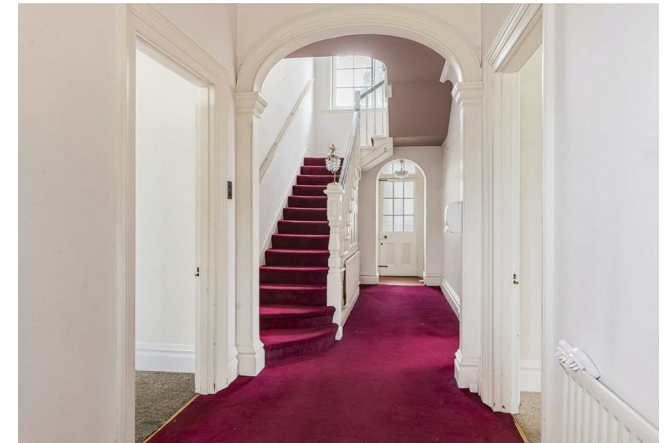
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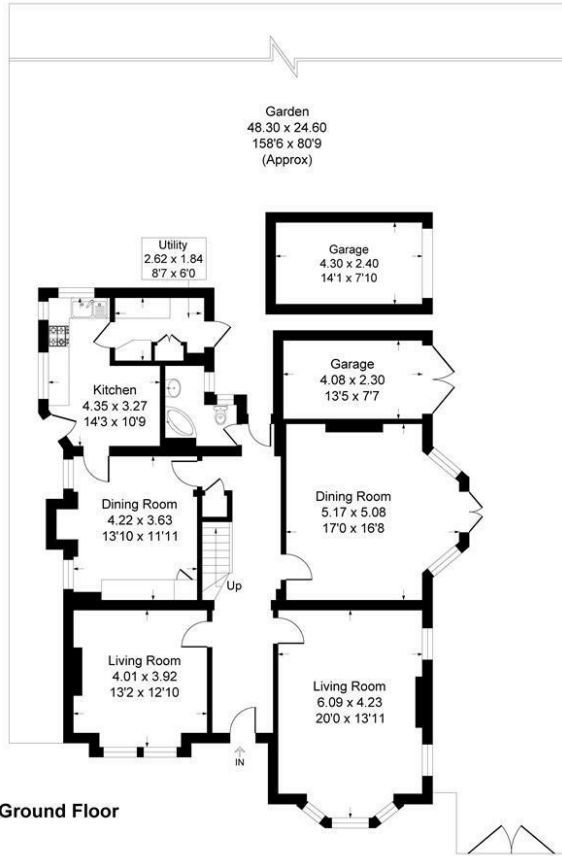
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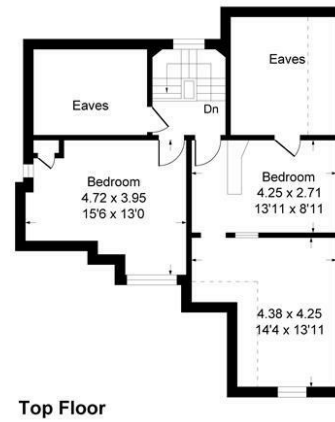
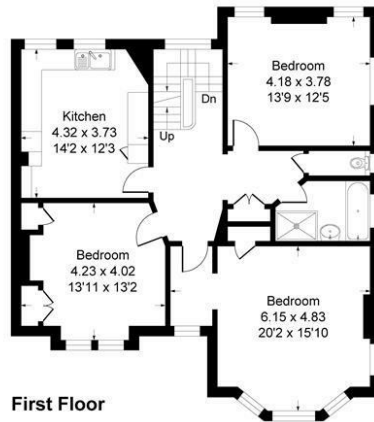






Claremont Road, BR1

Approximate Gross Internal Area 270.78 sq m / 2915 sq ft
 Garage = 19.7 sq m / 212 sq ft
 Total = 290.48 sq m / 3127 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
 Produced By Planpix

LOCAL AUTHORITY

TENURE
Freehold

EPC RATING:
E

COUNCIL TAX BAND

VIEWINGS
By prior appointment only

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		53	80
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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