

Beckenham/Bromley

143b Westmoreland Road  
Bromley  
Kent BR2 0TY

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Offices also at:

**Green St Green**  
T: 01689 850136

**Orpington**  
T: 01689 821904

**Petts Wood**  
T: 01689 819991

**Lettings**  
T: 01689 850983

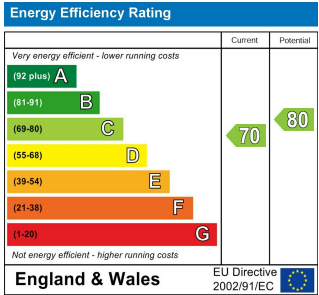


6 Montpelier Court, 58 Westmoreland Road, Bromley, Kent, BR2 0QS

SHARE OF FREEHOLD

£239,995

'Chain Free' one bedroom first floor flat with long lease and share of freehold close to Bromley Town Centre with all its amenities and fast travel links to London Victoria in 17 minutes. The accommodation offers 15' x 11'4 lounge, 15' x 9'10 bedroom, 11'2 x 8' kitchen and bathroom. Externally there are well maintained communal grounds and garage en bloc to the rear of the building with off street parking to the front and side. Ideal for the buy to let investor or first time buyer looking for quick travel links to London and easy access to the amenities of Bromley.





- 133 YEAR LEASE
  - 11'2 X 8' KITCHEN
  - BATHROOM
  - SHORT WALK TO BROMLEY SOUTH STATION & HIGH STREET
- NO CHAIN
  - 15' X 9'10 BEDROOM
  - EN BLOC GARAGE & OFF STREET PARKING
  - CLOSE TO MANY GOOD LOCAL SCHOOLS

**COMMUNAL ENTRANCE**  
Communal entrance with entry phone system and stairs to all floors. Double glazed door with wall mounted letter boxes to:

**ENTRANCE HALL 6'4 x 5'10 (1.93m x 1.78m)**  
Radiator and large built-in airing cupboard with meters and storage.

**LOUNGE 15' x 11'4 (4.57m x 3.45m)**  
Large double glazed bay window to front, radiator ,telephone and TV points.

**FITTED KITCHEN 11'2 x 8' (3.40m x 2.44m)**  
Double glazed window to side, radiator, entry phone handset and vinyl flooring. Range of wood effect base cupboards with work surfaces over and local tiling, stainless steel sink with mixer tap and drainer. space and point for freestanding electric cooker, space and plumbing for washing machine, space for under counter fridge and wall mounted Ideal combination boiler.

**BEDROOM ONE 15' x 9'10 (4.57m x 3.00m)**  
Double glazed bay window to front, radiator and built-in wardrobes to one side.

**BATHROOM 10'1 x 5'7 (3.07m x 1.70m)**  
White bathroom suite comprising panelled bath with mixer taps and wall mounted shower, pedestal wash hand basin with mixer taps and low-level WC. Part tiled walls, vinyl floor, chrome ladder towel warmer and extractor fan.

**COMMUNAL GROUNDS**  
Well maintained communal grounds to front and rear.

**GARAGE & PARKING**  
Garage en bloc to rear of property with off street parking spaces to front and side.

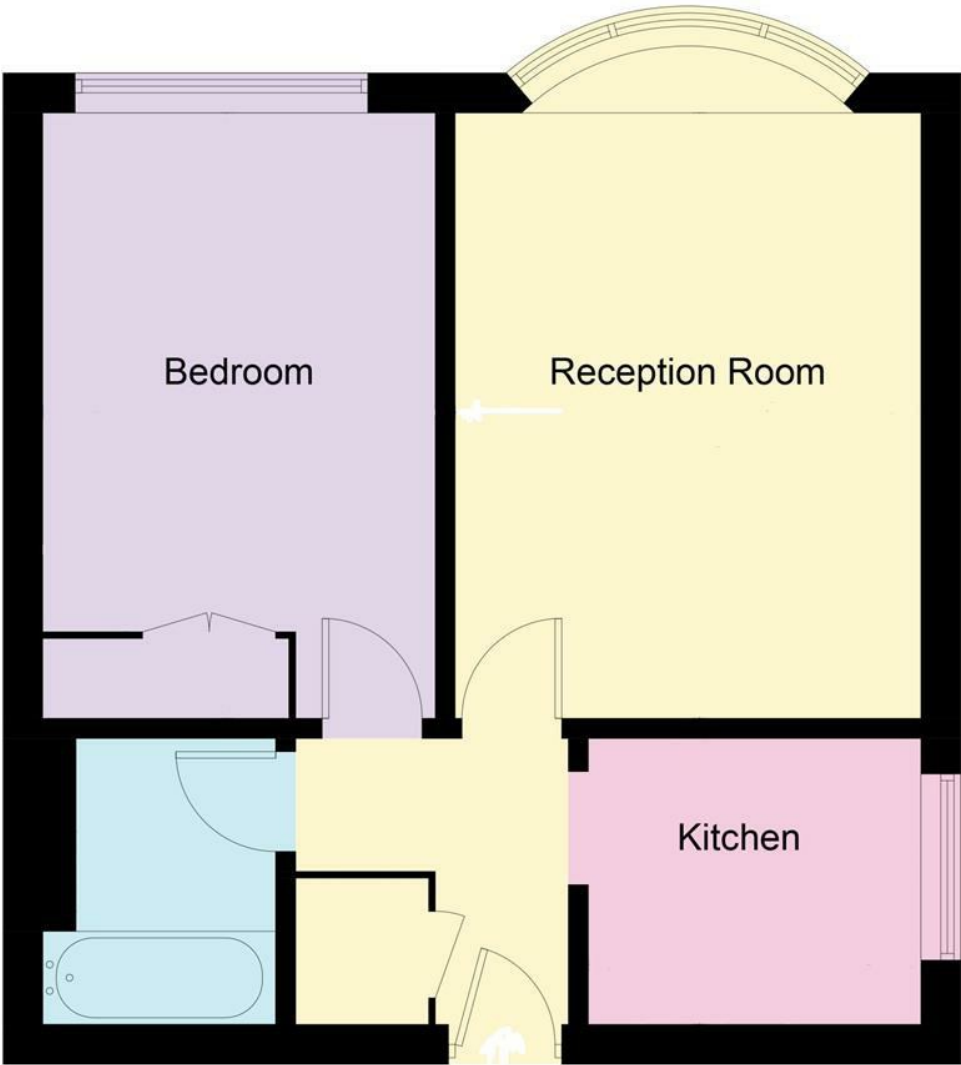
**LEASE & CHARGES**  
We have been informed that the property comes with a Share of the Freehold and a lease of 133 years remaining. The annual service charge is £2300 (normally is £1700 but extra £600 being charged to pay for planned decorative works)

**TOTAL FLOOR AREA**  
The internal area as per the Energy Performance Certificate is 49sqm (Approximately 527 sqft)

**COUNCIL TAX BAND 'C'**

**Directions**

From our offices travel down Westmoreland Road towards Bromley town centre and the block can be found on the left hand side before Durham Road.



**First Floor**