

Beckenham/Bromley

143b Westmoreland Road
Bromley
Kent BR2 0TY

T: 020 8464 3030
E: parklangley@edmund.co.uk



Offices also at:

Green St Green
T: 01689 850136

Orpington
T: 01689 821904

Petts Wood
T: 01689 819991

Lettings
T: 01689 850983

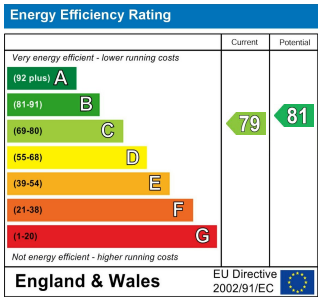


49 Andorra Court, 151 Widmore Road, Bromley, Kent, BR1 3AE

LEASEHOLD

£60,000

Second floor retirement studio serviced by a passenger lift. The property is set within a popular development in a convenient location close to central Bromley. The studio comprises lounge area with great views, bedroom area with deep fitted wardrobes, fitted kitchen and bathroom with seated shower. The development also offers off street parking, large communal garden with summerhouse, on-site manager, laundry room and the residents enjoy the use of a communal lounge. Overnight accommodation for visiting guests is available.



- LOUNGE & BEDROOM AREAS
 - FITTED KITCHEN
 - ON SITE MANAGER
 - CLOSE TO BROMLEY TOWN CENTRE
- BATHROOM WITH SEATED SHOWER
 - NEW CARPETS
 - BUS LINKS OUTSIDE & LOCAL SHOPS
 - REAR FACING OVERLOOKING COMMUNAL GROUNDS

COMMUNAL ENTRANCE
Automatic opening communal door operated by secure entry phone system.

COMMUNAL FACILITIES
Communal lounge with ample seating and kitchenette, cloakroom, two guest rooms, managers office, laundry room, stairs and lift.

ENTRANCE HALL 12'3 x 5'2 (3.73m x 1.57m)
Hardwood front door leads into entrance hall with wall mounted secure entry phone handset, alarm cord and wall mounted electric storage heater. Cloak cupboard and linen cupboards.

LOUNGE AREA 10'7 x 10'2 (3.23m x 3.10m)
Double glazed window to side, cable TV, TV aerial and telephone points. Wall mounted electric storage heater.

BEDROOM AREA
Range of fitted wardrobes to one wall and alarm cord.

FITTED KITCHEN 8'1 x 5'6 (2.46m x 1.68m)
Double glazed window to side, wood effect vinyl flooring and alarm cord. Range of modern wall and base units with work surfaces over and local tiling. Stainless steel sink with mixer tap and drainer, space for electric cooker and space for under counter fridge.

BATHROOM 6'7 x 5'6 (2.01m x 1.68m)
Half filed walls with full tiling to shower area, low level WC, wall mounted wash hand basin with wall mounted mirrored medicine cabinet over, extractor fan, chrome towel warmer and professionally designed seated shower area with wall mounted Mira electric shower.

COMMUNAL GROUNDS & PARKING
Well kept communal grounds to rear with parking and summer house.

LEASE & CHARGES
Services charges are approximately £242 per month which includes the ground rent. We have been informed the lease has approximately 56 years remaining.

TOTAL FLOOR AREA
The internal area as per the Energy performance certificate is 35sqm (Approx 377sqft)

COUNCIL TAX BAND 'B'

Directions

From Bromley Town Centre proceed along Widmore Road and Andorra Court is located on the left hand side opposite Wanstead Road.