



Northfield Avenue, Orpington, Kent, BR5 4JQ

£485,000 Freehold



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## Description

A superbly presented chalet style semi detached house situated in this established road close to local amenities and open countryside. Internally the accommodation boasts a lovely master suite upstairs with en-suite bathroom and dressing room, whilst downstairs are 2 bedrooms, a luxury shower room and a well appointed lounge with an open plan kitchen. Outside is a pretty low maintenance garden which is both south facing and enjoys a high degree of seclusion. Benefits include gas central heating, gas central heating and there is off street parking to front for 3 cars. Internal viewing recommended.

## Entrance Porch

## Entrance Hall

Under floor heating, access to loft.

## Bedroom

Double glazed window to front, radiator.

## Bedroom

Double glazed window to front, radiator. underfloor heating

## Shower Room

Walk in shower cubicle, low level WC, wash

hand basin, fully tiled walls. Under floor heating.

## Kitchen

Range of matching wall and base units with breakfast bar, stainless steel sink and drainer, mixer taps, built in dishwasher, washing machine and double oven, double glazed door to rear,

## Lounge

Double glazed window to rear, under floor heating, stairs to first floor

## First Floor

## Bedroom

Double glazed window to rear, radiator.

## En-suite Dressing Room

Eves storage

## En-suite Bathroom

freestanding bath, low level WC, wash hand basin. fully tiled walls

## Outside

## Rear Garden

South facing easy to maintain, decking area with lawn.

## Front Garden

Providing off street parking for 3 cars

### Agents Note

The following information is provided as a guide and should be verified by a purchaser prior to exchange of contracts-

Council Tax Band: "D"

EPC Rating: "C"

Total Square Meters: 89 approx.

Total Square Feet: 957 approx.

Measurements as per floorplan

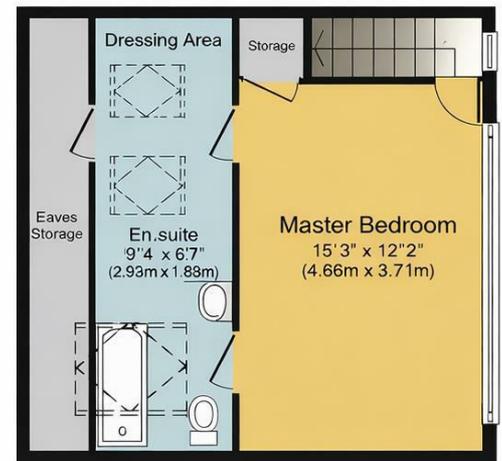
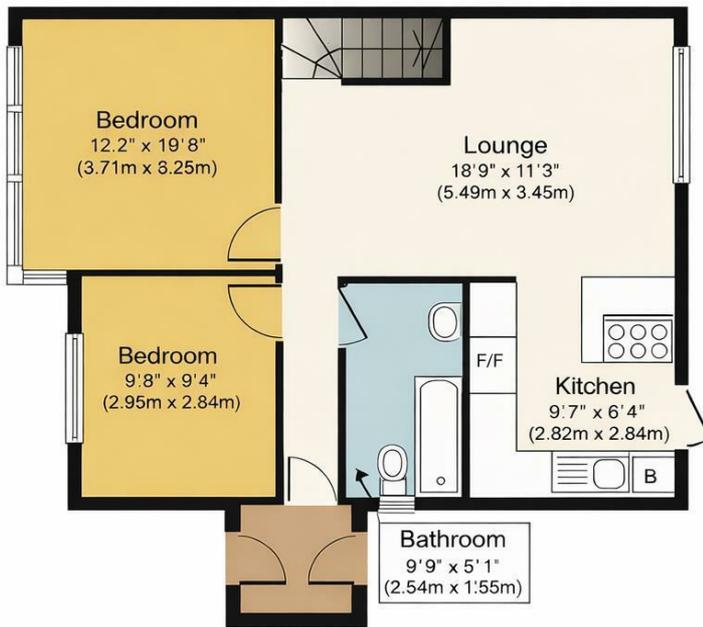
This floorplan is an illustration only to show the layout of the accommodation. It is not necessarily to scale, nor may it depict accurately the location of baths/showers/basins/toilets or ovens/sink units (as applicable) in bath/shower rooms, or kitchens

Viewing by strict appointment with Edmund Orpington 01689 821904 or via email [orpington@edmund.co.uk](mailto:orpington@edmund.co.uk)





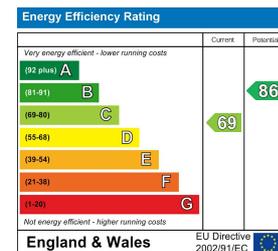
## Floor Plan



## Viewing

Please contact our Orpington Office on 01689 821904 or [Orpington@edmund.co.uk](mailto:Orpington@edmund.co.uk) should you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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