



5 Barkway Drive, Orpington, Kent, BR6 8PQ

*****Guide Price £600,000 - £625,000*****

Nestled in the desirable Barkway Drive, Orpington, this stunning mid-terrace townhouse offers a perfect blend of modern living and convenience. Built in 2004, this house provides ample space for families or professionals seeking a comfortable home.

The residence boasts three well-proportioned bedrooms, each designed to offer a peaceful retreat. With three bathrooms, including en-suite facilities, morning routines and family life are made effortless. The inviting reception room serves as a central hub for relaxation and entertaining, ensuring that this home is as functional as it is stylish. A notable feature of this property is the garage, providing additional storage options. The location is particularly advantageous, being in close proximity to the highly regarded Darrick Wood Schools, making it an ideal choice for families. Additionally, the nearby Princess Royal Hospital ensures that healthcare facilities are easily accessible.

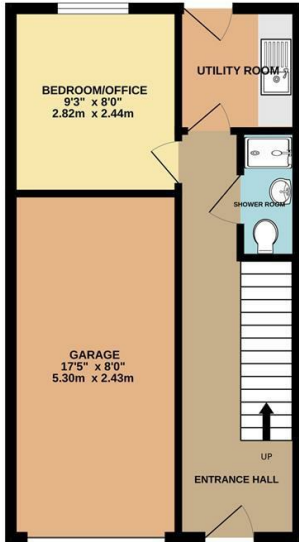
For those who enjoy shopping and dining, Locksbottom's array of shops and restaurants is just a short distance away, offering a vibrant community atmosphere. Nature enthusiasts will appreciate the proximity to High Elms Country Park, where scenic woodland walks await, perfect for leisurely strolls or family outings.

This property presents an excellent opportunity for those seeking a modern home in a well-connected area, combining comfort, convenience, and a touch of nature. Don't miss the chance to make this delightful townhouse your new home.

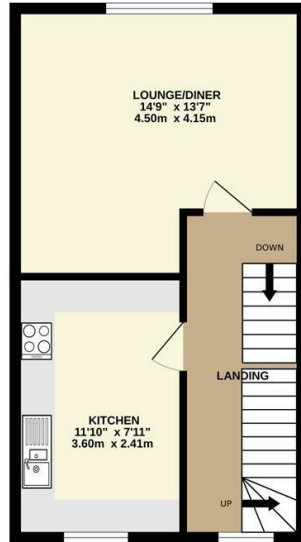
- Three bed town house
- Garage
- Off street parking
- Darrick Wood schools catchment
- Close to Locksbottom shops, restaurants, pubs and the Princess Royal Hospital
- Close to High Elms country park and woodlands walks
- Council Tax E
- EPC to be confirmed

£600,000

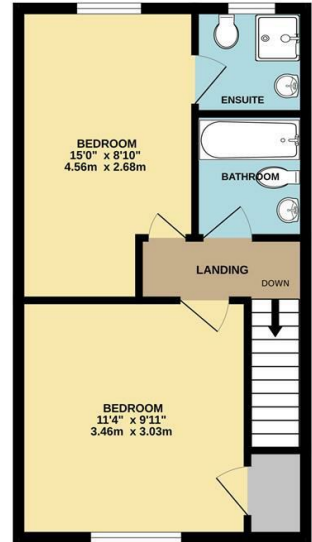
GROUND FLOOR
402 sq.ft. (37.3 sq.m.) approx.



1ST FLOOR
402 sq.ft. (37.3 sq.m.) approx.



2ND FLOOR
402 sq.ft. (37.3 sq.m.) approx.



TOTAL FLOOR AREA: 1205 sq.ft. (111.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		