

1 bed apartment to buy in BR4

Addington Road, West Wickham, West Wickham, BR4 9BN

£50,000 Starting Bid

x 1 x 1 x 1

Tenure

Leasehold

On Street parking

Property features

- Ground Floor Retirement Flat
- Well Presented Throughout
- Bright 16'2 Lounge
- Double Bedroom With Fitted Wardrobes
- EPC Rating D

Key Information

- Council Tax: Band C
- EPC Rating: D
- Heating supply: Electric
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: Cable
- Mobile signal: Good

Arrange a viewing

Vinny Dadhria
Branch Manager
London Auction

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- Flexible viewing slots
- Accompanied viewings

Description

Peacefully located on the ground floor of Beaumont Lodge, is this well-presented retirement flat. This apartment benefits from works that have taken place over recent years, including an attractive fitted kitchen, a spacious open plan lounge/diner, and a seperate bathroom. The double bedroom has built-in wardrobes, and there is further storage in the hallway. With many communal features, this conveniently located flat in this friendly retirement development needs to be seen to be appreciated.

Location
Beaumont Lodge can be found on Addington Road, where it meets Glebe Way, in West Wickham. Local shops and the Co-Op Food store are within very easy reach, as are bus routes into Bromley and Croydon town centres. The Doctors surgery is also close by. For full directions please see the map or contact Allen Heritage Estate Agents.

Communal Features
The hallways, stairwells and common parts of Crittenden Lodge are regularly cleaned and maintained to a high standard. There is a residents' lounge [which has kitchen facilities] where coffee mornings and the like are held, and there is a laundry room with washing and drying facilities. There are well-kept communal gardens, a residents' guest suite where family and friends can stay [bookable with the manager at a very reasonable nightly rate] and a residents' car park at the rear.

The Accommodation
Hall 3.07m (10'1") x 1.04m (3'5")
Lounge/Diner 4.95m (16'3") x 3.23m (10'7") max
Kitchen 2.13m (7') x 2.05m (6'9")
Bedroom 3.95m (13') x 2.59m (8'6")
Bathroom 2.33m (7'8") x 1.83m (6')

EPC Rating: C

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 61

Annual Ground Rent Amount: £225.00

Annual Service Charge Amount: £4,864.00

Price: Starting Bid £50,000

Property Type: Apartment

Parking: On Street, Residents

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

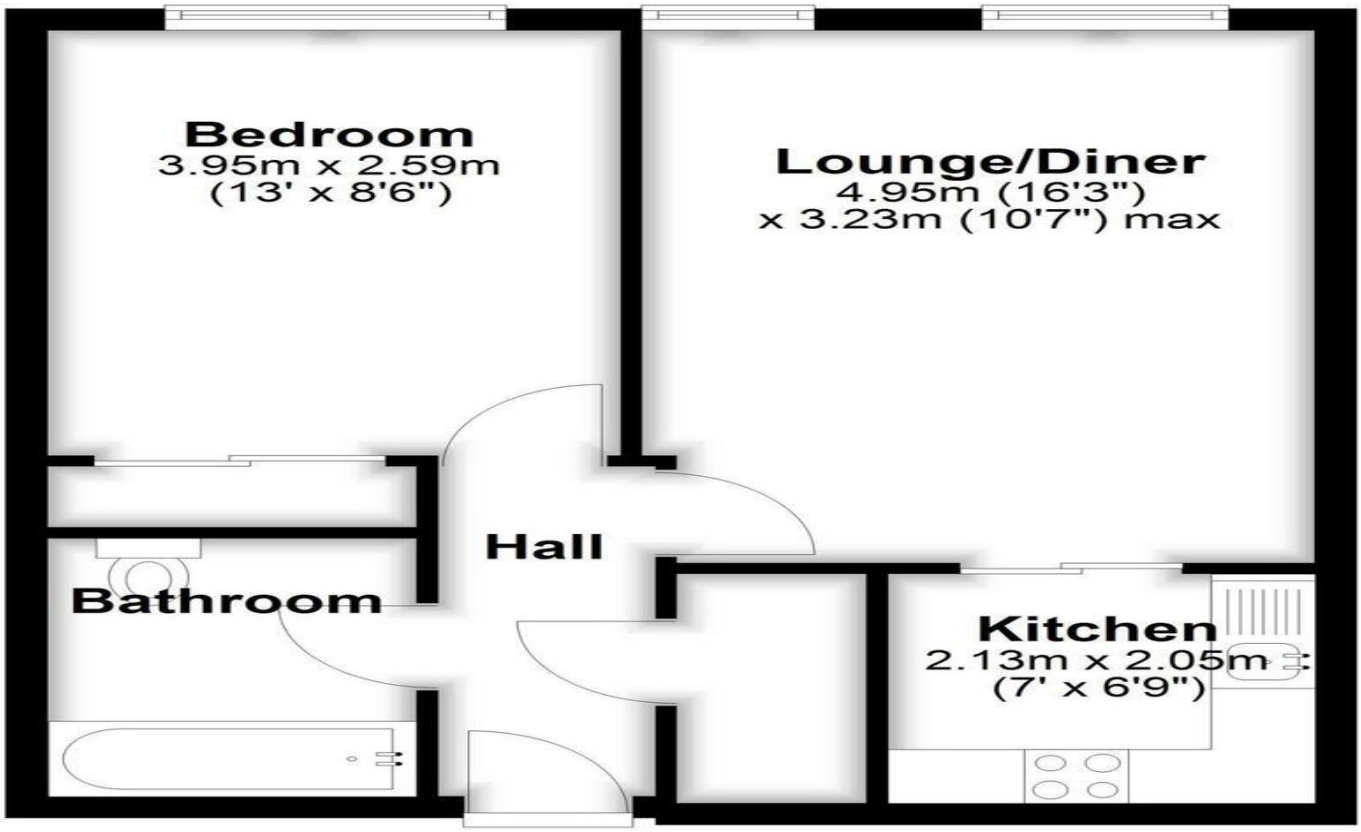
Sewerage: Standard UK domestic

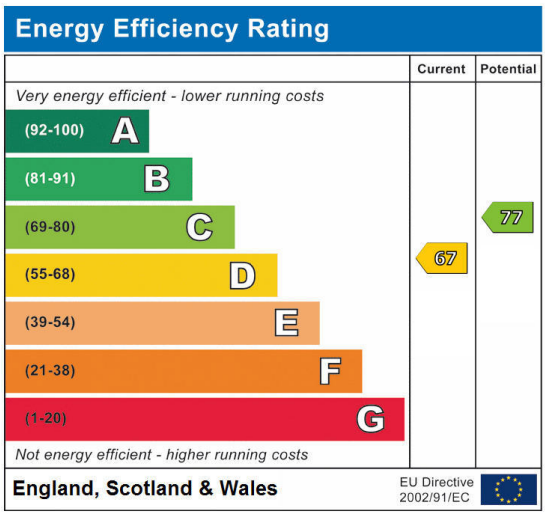
Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good

Ground Floor





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Contact your local branch today for more information on this property:

Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0207 867 3382, london@pattinson.co.uk, www.pattinson.co.uk

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