

FOLKLANDS



JAIL LANE, BIGGIN HILL

GUIDE PRICE £375,000

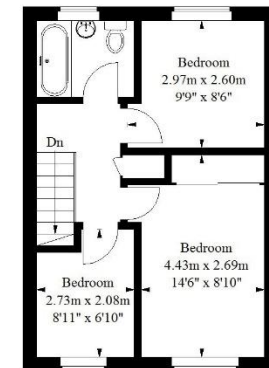
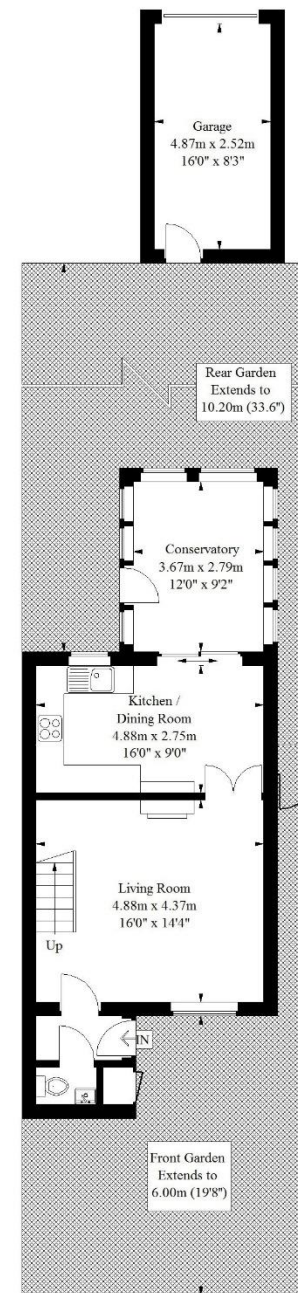






Jail Lane, Biggin Hill

Approximate Gross Internal Area
 86.7 sq m / 933 sq ft
 Garage = 12.3 sq m / 132 sq ft
 Total = 99 sq m / 1065 sq ft



**Ground Floor
 (Including External Cupboard)
 51.2 sq m / 551 sq ft**

First Floor = 35.5 sq m / 382 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.
 FloorplansUsketch.com © 2019 (ID 553263)



- ❖ THREE BEDROOM SEMI-DETACHED HOUSE
- ❖ SUPERBLY PRESENTED THROUGHOUT
- ❖ CONSERVATORY EXTENSION
- ❖ PRIVATE GARAGE
- ❖ TRANQUIL POSITION SET BACK FROM THE ROAD
- ❖ AMPLE LIVING SPACE
- ❖ CLOSE TO LOCAL PRIMARY & SECONDARY SCHOOLS
- ❖ WEST FACING REAR GARDEN
- ❖ DOWN STAIRS WC
- ❖ EPC EER D

A superbly presented three bedroom semi-detached house situated within this tranquil position set back from the road, and conveniently located within walking distance to several local bus routes that provide frequent services to a variety of local train stations, including Hayes, Bromley South and Bromley North.

This bright & airy home enjoys excellent decor throughout, a large extended conservatory, direct access through the garden to a private garage, and in recent years has seen numerous improvements including loft & cavity wall insulation, new external cladding, and landscaping of both the front and rear gardens.

The accommodation comprises a master bedroom with a floor to ceiling fitted wardrobe, two further bedrooms, a modern three piece bathroom suite, a large loft space, a down-stairs WC, a spacious living room, a stylish open plan kitchen/ dining room, and a 33' landscaped rear garden with side access.

Furthermore, this property sits within half a mile from two well regarded local primary schools and Charles Darwin secondary school, making it an excellent home for young or growing families.

