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LOCAL OFFICE  
01689 833322  
**FOR SALE**

80

Andover Road | Crofton, Kent, BR6 8BN



Guide Price £500,000 - £525,000

Freehold

**ROBINSON-JACKSON**  
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## Andover Road, Crofton

An opportunity to purchase this three bedroom semi detached bungalow situated in a highly sought after location. Although in need of some updating the property offers much potential & is Chain Free.

### Property Features

- Central Heating & Double Glazing
- Front & Rear Gardens
- Driveway Providing Off Road Parking
- Popular Location
- Close to Quality Schools
- Close to Station & Shops
- Chain Free
- Council Tax: D
- EPC Rating: E



## Interior

**Entrance Porch:** Double glazed UPVC door to side. Fitted carpet.

**Entrance Hall:** Wooden door to side. Access to loft. Radiator and fitted carpet. Door leading to:-

**Bedroom 1:** 3.94m x 2.41m (12'11" x 7'11") Double glazed half bay window to front. Fitted wardrobes. Radiator and fitted carpet.

**Bedroom 2:** 3.33m x 2.44m (10'11" x 8') Double glazed windows to front and side providing double aspect views. Radiator and fitted carpet.

**Bedroom 3:** 2.13m x 1.83m (7' x 6') Double glazed window to side. Built in cupboard. Radiator and fitted carpet.

**Lounge/Dining Room:** 5.74m x 3.05m (18'10" x 10') Electric fire with wooden surround. Radiator and fitted carpet. Double glazed French doors opening onto the rear garden. Door leading to:-

**Inner Hall:** Built in cupboard. Fitted carpet. Single glazed door leading to porch area. Double glazed door to side. Doorway leading to:-

**Kitchen:** 2.74m x 2.44m (9' x 8') Fitted with a matching range of wall and base units with wood effect work surfaces. Chrome sink and drainer. Space for gas cooker with extractor hood. Space for fridge freezer, washing machine, dishwasher and tumble dryer. Double glazed window to rear. Wood effect vinyl flooring.

**Bathroom:** Fitted with a three piece suite in white comprising panelled bath with shower attachment, pedestal wash hand basin and wc. Double glazed opaque window to side. Airing cupboard.

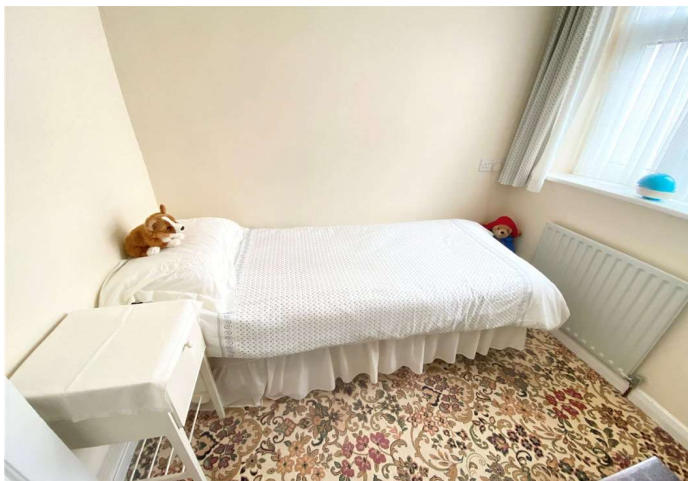
## Ground Floor

Approx. 63.3 sq. metres (681.0 sq. feet)



**Total area: approx. 63.3 sq. metres (681.0 sq. feet)**

**This plan is for general layout guidance and may not be to scale.  
Plan produced using PlanUp.**





## Property Location

Andover Road, Crofton, Kent, BR6 8BN



## Exterior

Front Garden: Laid to lawn.

Rear Garden: Measuring approximately 55ft in length. Laid to lawn with block paving patio area, shed and side access.

Front Driveway: Providing off road parking.

## Additional Information

Andover Road is situated conveniently for Orpington & Petts Wood stations alike, local bus routes and various schools including Darrick Wood, Newstead Wood & Crofton Infant and Junior Schools.

**FOR MORE INFORMATION CONTACT US TODAY.**

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