



The Greenway | Orpington, Kent, BR5 2AY



Guide Price £500,000 - £525,000

Freehold

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# The Greenway

Orpington

An opportunity to purchase this three bedroom semi detached house situated in a popular location within walking distance to the High Street. Benefits include a Study & Ground Floor Cloakroom.

## Property Features

- Deceptively Spacious Accommodation
- Dual Aspect Lounge
- Ground Floor WC
- Potential To Extend (STPP)
- Front Garden
- Approx 84ft Rear Garden
- Detached Garage
- Close To Amenities
- Council Tax: D
- EPC Rating: D





## Interior

**Entrance Hall:** Wooden door and double glazed window opaque window to front. Stairs to first floor.

**Ground Floor Cloakroom:** With a wash hand basin and wc. Double glazed opaque window.

**Lounge:** 6.9m x 3.45m (22'8" x 11'4") Dual aspect with double glazed window to front and double glazed sliding patio door opening onto the rear garden. Feature fireplace with gas flame living fire. Two radiators and wood laminate flooring.

**Kitchen:** 4.17m x 2.95m (13'8" x 9'8") Fitted with a matching range of wall and base units with work surfaces. Space for cooker, fridge freezer and washing machine. Space for table & chairs. Pantry area. Double glazed window to rear. Wooden door to rear garden.

**Landing:** Double glazed window to rear, access to loft, airing cupboard and wood laminate flooring.

**Bedroom 1:** 3.48m x 3.33m (11'5" x 10'11") Double glazed window to rear, fitted wardrobes, radiator and fitted carpet.

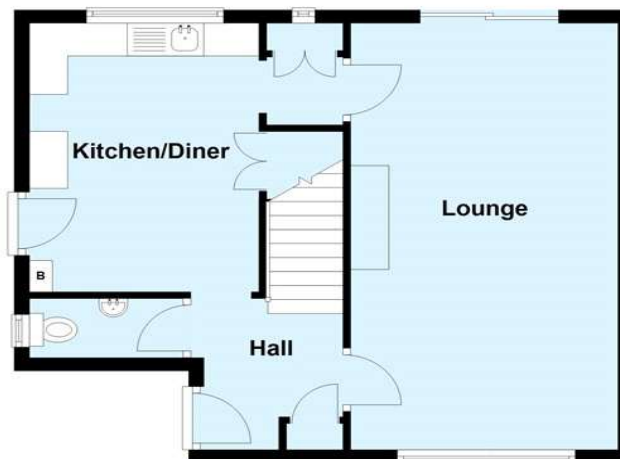
**Bedroom 2:** 3.48m x 3.1m (11'5" x 10'2") Double glazed window to front, built in wardrobe, radiator and fitted carpet.

**Bedroom 3:** 3.02m x 2.08m (9'11" x 6'10") Double glazed window to rear, radiator and wood laminate flooring.

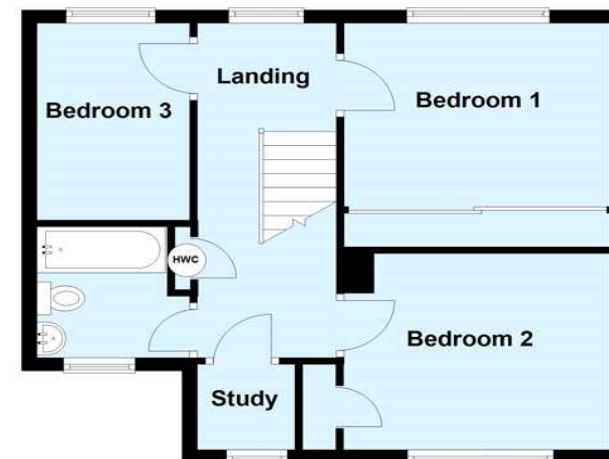
**Study:** 1.27m x 1.24m (4'2" x 4'1") Double glazed window to front and fitted carpet.

**Family Bathroom:** Fitted with a three piece suite comprising a panelled bath with shower over, glass shower screen, wash hand basin and wc. Radiator. Double glazed opaque window to front.

**Ground Floor**  
Approx. 46.8 sq. metres (504.2 sq. feet)



**First Floor**  
Approx. 45.9 sq. metres (494.1 sq. feet)



**Total area: approx. 92.7 sq. metres (998.2 sq. feet)**

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

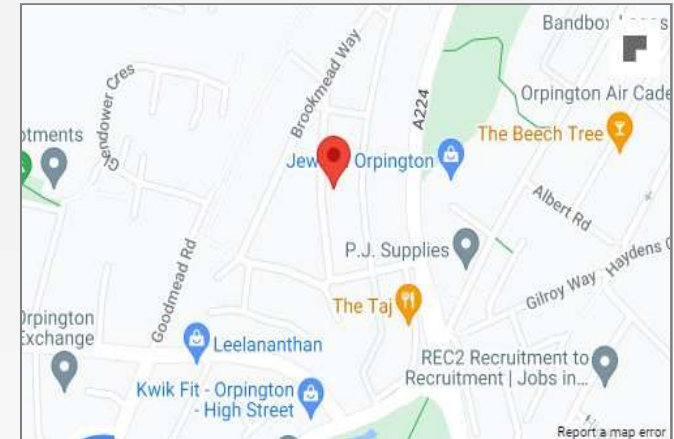






## Property Location

The Greenway, Orpington, Kent, BR5 2AY



## Exterior

Front Garden: Laid to lawn with various shrubs.

Rear Garden: Measuring approximately 84ft in length and mainly laid to lawn with a patio area. Brick built shed.

Detached Garage: With door to front. Please note that this is currently not suitable for vehicular access although there is access to the rear subject to legal verification.

## Additional Information

The Greenway is situated conveniently for Orpington Town Centre, Mainline Station, local bus routes and various schools including St Olaves.

**FOR MORE INFORMATION  
CONTACT US TODAY.**

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