

Helegan Close, Orpington | £420,000 FREEHOLD

We are delighted to offer for sale this particularly well presented modern three bedroom semi detached house on a popular private development in Orpington South a short walk from Orpington station and close to a host of well regarded schools including Warren Road Junior School. This attractive family home in our opinion offers bright and spacious living accommodation boasting a large lounge, kitchen/ diner and cloakroom on the ground floor while on the first floor there are three bedrooms the master of which has an ensuite shower room and a family bathroom. The interior design of this property is light and neutral to suit all tastes and until recently this property has been a superb letting investment for the current owner and is sold with no onward chain. Early viewing is well advised to avoid disappointment.



- Three bedroom
- Modern semi detached house
- Ensuite shower room
- Two allocated parking spaces
- Short walk to Orpington station
- Close to well regarded schools

LOUNGE 17' 7" x 14' 7" (5.36m x 4.44m)

KITCHEN/DINER 14' 7" x 8' 10" (4.44m x 2.69m)

DOWNSTAIRS WC

BEDROOM ONE 11' 8" x 8' 6" (3.56m x 2.59m)

ENSUITE SHOWER ROOM

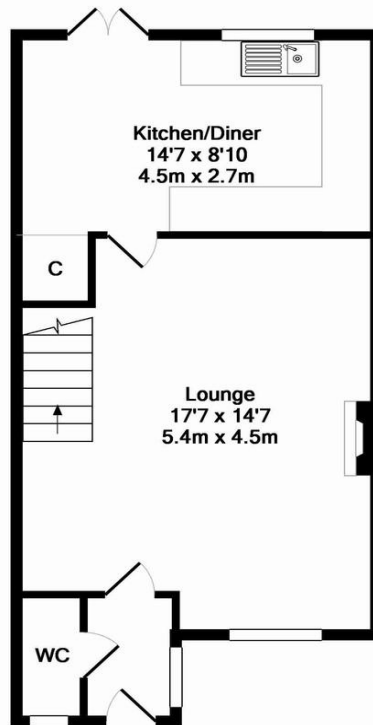
BEDROOM TWO 10' 6" x 8' 6" (3.2m x 2.59m)

BEDROOM THREE 8' 10" x 6' 1" (2.69m x 1.85m)

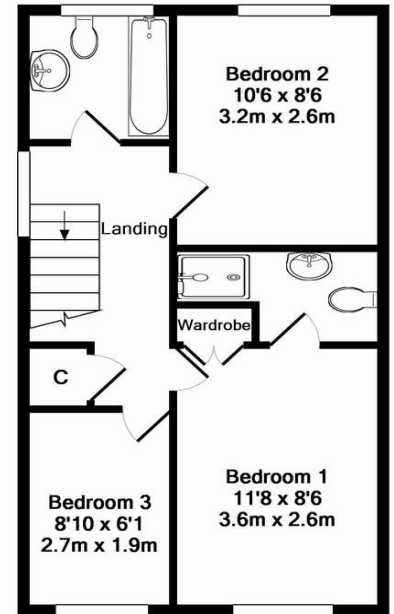
FAMILY BATHROOM

GARDEN: Sunny aspect mainly laid to lawn with patio area

Directions: From Orpington station turn left onto Station Hill then right onto Tower Road and at the end turn right onto Sevenoaks Road. At the second mini roundabout turn left onto Cardinhan Road and Helegan Close can be found on the left hand side.



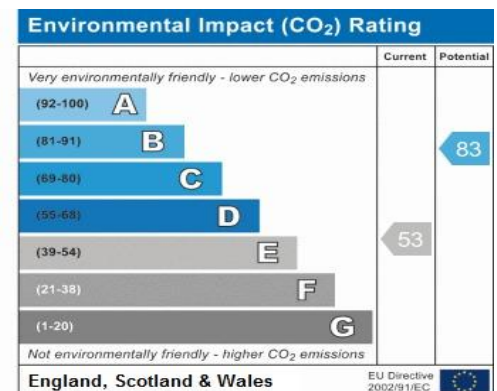
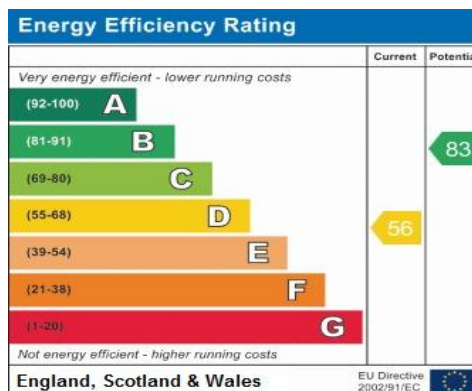
Ground Floor
Approx. Floor Area 411 Sq.Ft. (38.2 Sq.M.)



1st Floor
Approx. Floor Area 386 Sq.Ft. (35.9 Sq.M.)

Total Approx. Floor Area 797 Sq.Ft. (74.0 Sq.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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