

THOMAS BROWN

ESTATES

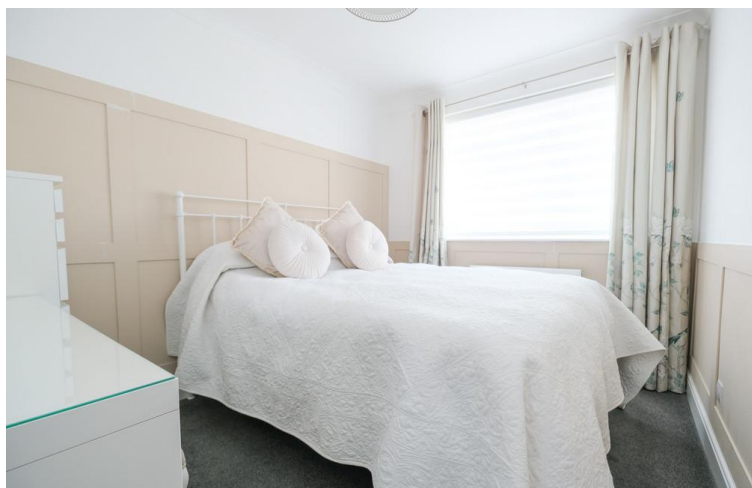
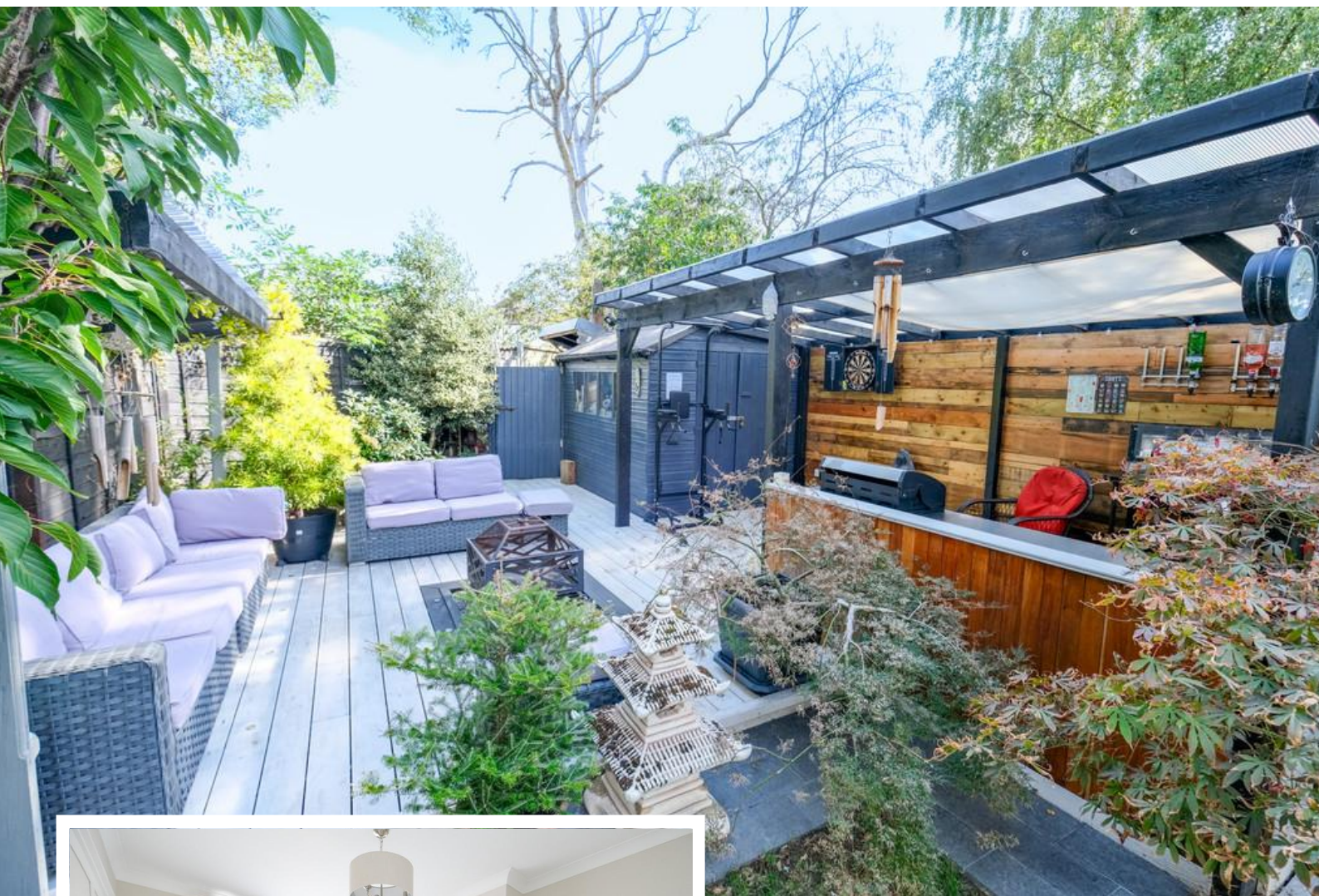


27 Mungo Park Way, Orpington, BR5 4EE

Asking Price: £475,000

- 3 Bedroom, Deceptively Spacious Mid Terrace House
- Sought After Mungo Park Way Development
- 19'03 Kitchen/Breakfast Room
- Immaculately Presented





Property Description

Thomas Brown Estates are delighted to offer this deceptively spacious and immaculately presented three bedroom property, finished to a high specification rarely seen in this property type, located on the ever sought after Mungo Park Way development. The property on offer comprises: entrance hall, open plan lounge/dining room with bi-fold doors to the rear garden, 19'03 kitchen/breakfast room, study, utility room and a WC to the ground floor. To the first floor are three bedrooms and executive family bathroom with separate bath and shower. Externally there is a fantastic landscaped rear garden with numerous covered seating areas, including a BBQ entertaining space perfect for alfresco dining, and a driveway to the front. Mungo Park Way is well located for local schools, shops, bus routes and St. Mary Cray station. Please call Thomas Brown Estates to arrange an appointment to view to fully appreciate the quality of specification and floor space on offer.



ENTRANCE HALL

Composite door to front, storage cupboard, carpet, radiator.

LOUNGE/DINER

21' 01" x 13' 03" (6.43m x 4.04m) Double glazed bi-folding doors to rear, solid wood flooring, two radiators.

KITCHEN/BREAKFAST ROOM

19' 03" x 8' 01" (5.87m x 2.46m) Range of matching wall and base units with quartz worktops over, sink, integrated combi oven, integrated oven, integrated induction hob with built in extractor, integrated dishwasher, space for wine fridge, breakfast bar, bespoke seating, double glazed window to front, laminate flooring, radiator.

STUDY

7' 04" x 5' 09" (2.24m x 1.75m) Double glazed window to front, carpet, radiator



UTILITY ROOM

9' 04" x 8' 02" (2.84m x 2.49m) Range of matching wall and base units with worktops over, sink, space for American fridge/freezer, space for washing machine, double glazed door to rear, laminate flooring.

CLOAKROOM

Low level WC, wash hand basin, double glazed opaque window to rear, laminate flooring, heated towel rail.

STAIRS TO FIRST FLOOR LANDING

Storage cupboard, carpet.

BEDROOM 1

13' 05" x 10' 03" (4.09m x 3.12m) Fitted wardrobes, double glazed window to front, carpet, radiator.

BEDROOM 2

10' 04" x 8' 04" (3.15m x 2.54m) Double glazed window to front, carpet, radiator.

BEDROOM 3

13' 05" x 6' 01" (4.09m x 1.85m) Fitted wardrobe, double glazed window to rear, carpet, radiator.

BATHROOM

Low level WC, wash hand basin, bath with shower attachment, shower with rainforest showerhead and shower attachment, double glazed opaque window to rear, wood effect flooring, heated towel rail.



OTHER BENEFITS INCLUDE:

GARDEN

75' 0" (22.86m) (measured at maximum) Landscaped, covered patio area, composite decked area, covered BBQ/entertaining area, power and light, mature flowerbeds, shed.

FRONT

Low maintenance, drive.

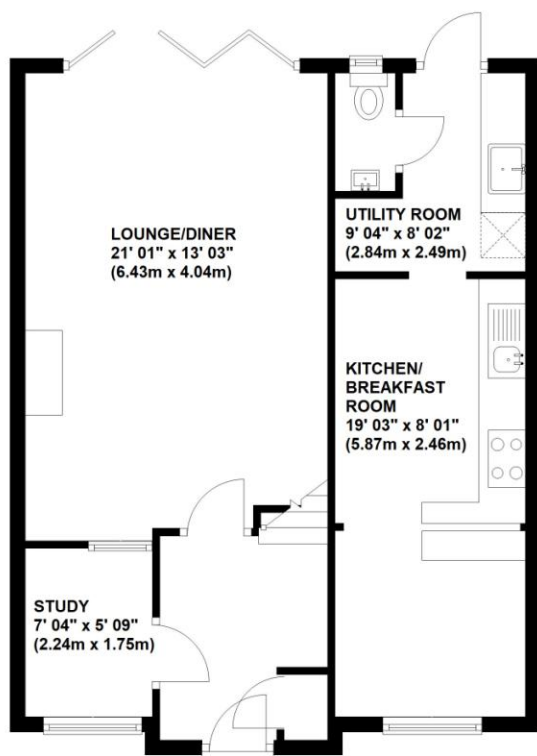
DOUBLE GLAZING

CENTRAL HEATING SYSTEM



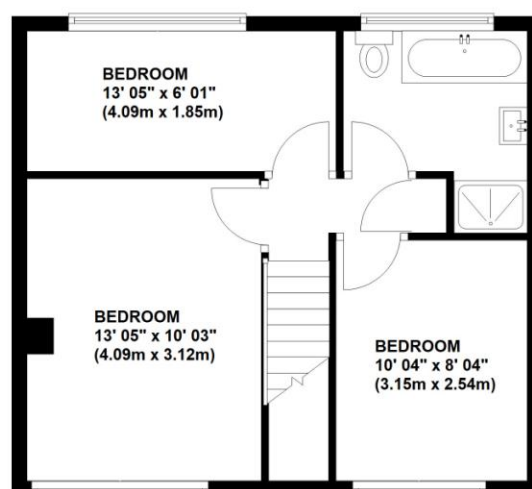
Ground Floor

Approx. 58.2 sq. metres (626.9 sq. feet)



First Floor

Approx. 40.3 sq. metres (433.4 sq. feet)



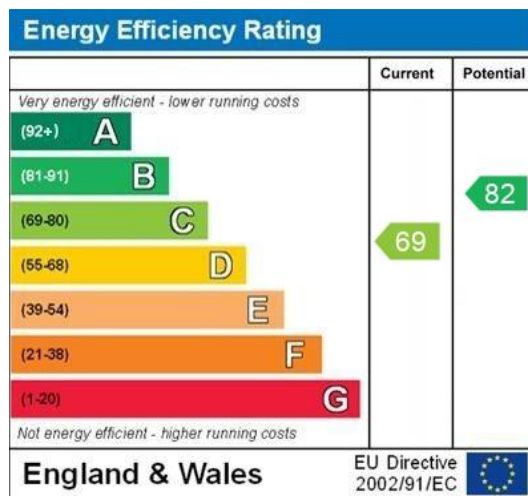
Total area: approx. 98.5 sq. metres (1060.4 sq. feet)

This plan is for illustration purpose only – not to scale
Plan produced using PlanUp.



Council Tax Band: D

Tenure: Freehold



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Thomas Brown Estates have not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition.

Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc.

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