

To Let

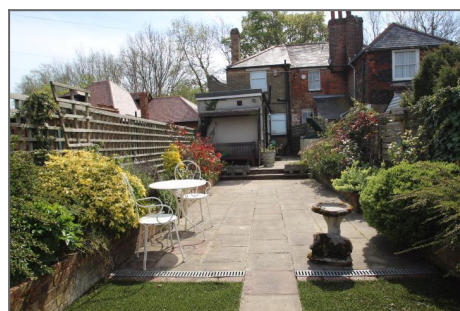
High Elms Road, Downe, Orpington BR6 7JN



£1,300 PER MONTH

3 BEDROOM COTTAGE

- ✓ VILLAGE LOCATION
- ✓ FULLY FITTED KITCHEN
- ✓ CLOSE TO DOWNE PRIMARY SCHOOL
- ✓ 3 DOUBLE BEDROOMS
- ✓ OFF STREET PARKING
- ✓ DOUBLE GLAZING/CENTRAL HEATING
- ✓ SORRY NO DSS/NO SMOKERS/PETS CONSIDERED



Description

Bishop Estates are pleased to present this charming cottage in the heart of Downe Village close to Downe Primary School. It consists of 3 reception rooms, fully fitted kitchen, ground floor bathroom, 3 double bedrooms, mature low maintenance garden, brick built shed and off street parking. We expect a lot of interest so call us now to arrange a viewing of this well presented cottage. R8 bus service runs to Downe, Orpington and Biggin Hill.

Location

Located in the lovely quiet village of Downe with the local Primary School just a minutes walk away. The nearest secondary school is Charles Darwin which is 2.5 miles away. Local amenities include village pubs, tea room, Riding Stables, Christmas Tree Farm for a fun day out with the family and the home of Charles Darwin. Orpington Mainline Station is 3.8 miles away with fast connections into London. Waitrose plus other ament Biggin Hill is 3.5 miles/11 minute drive away. M25 is approximately a 13 minute drive/6.7 miles away. Bus service is served by the R8

Ground Floor

Porch -

Lounge - 11' 9" x 10' 5" (3.6m x 3.2m) Feature stone fireplace, double glazed windows with blinds, parquet wooden flooring.

Lounge - 13' 5" x 10' 5" (4.1m x 3.2m) Double glazed window to the front with blind, parquet flooring, stairs to the first floor, understairs storage cupboard containing the meters, doors leading into dining room.

Dining Room - 11' 9" x 10' 5" (3.6m x 3.2m) Laminate flooring, double glazed window overlooking the rear garden, fitted cupboards, fireplace with electric fire.

Kitchen - 15' 1" x 6' 6" (4.6m x 2m) Fully fitted kitchen, white goods included include Goodmans microwave, Miele washer dryer, Miele fridge/freezer, Miele slimline dishwasher, electric double oven

Shower room - 6' 6" x 5' 6" (2m x 1.7m) Fully tiled bathroom with vanity hand basin, shower cubicle, low level WC, double glazed window to the side.

First Floor

Bedroom 1 - 12' 1" x 10' 5" (3.7m x 3.2m) Wooden flooring, double glazed window with radiator underneath, fitted blinds, fitted wardrobes housing new wall mounted Worcester boiler.

Bedroom 2 - 11' 9" x 11' 1" (3.6m x 3.4m) Double glazed windows,



Lounge



Shower Room



Dining Room



View from the rear

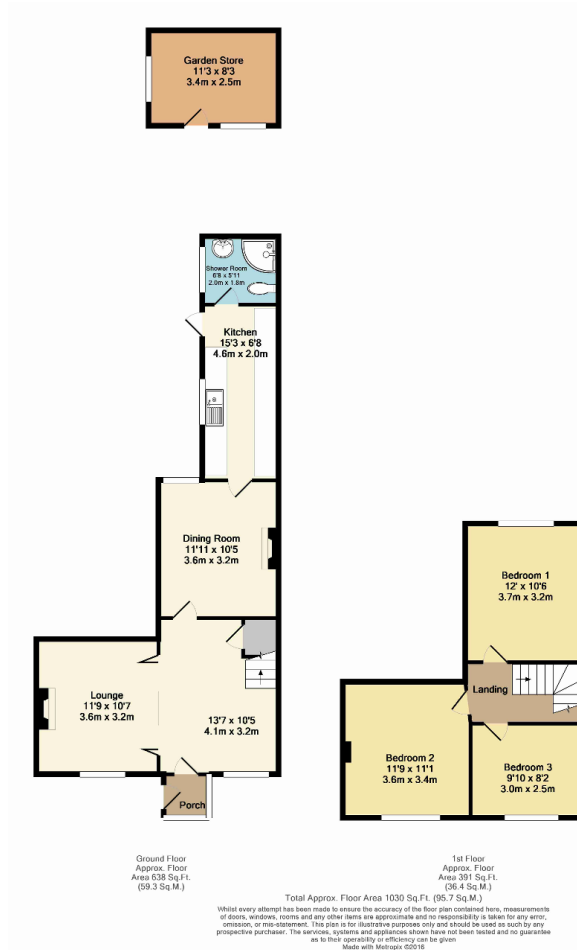
fitted blinds, radiator, wooden flooring.

Bedroom 3 - 9' 10" x 8' 2" (3m x 2.5m) Double glazed window with fitted blind, radiator, wooden flooring.

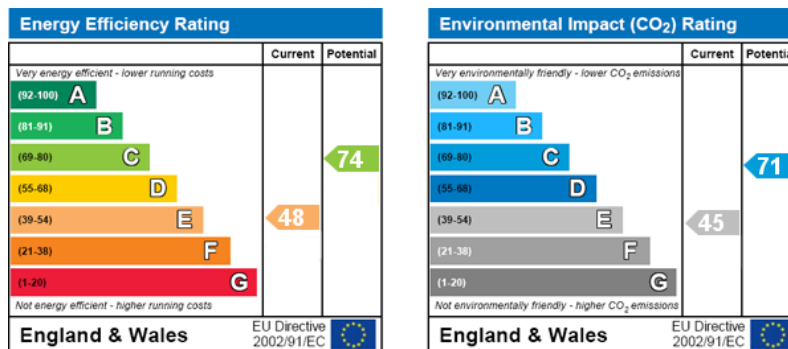
Exterior

Garden Store - 11' 1" x 8' 2" (3.4m x 2.5m)

Floorplans



Energy Efficiency and Environmental Impact



Disclaimer: These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems.