

FOR SALE

OIEO £650,000

Overbury Avenue, Beckenham, BR3



A beautifully presented three-bedroom home set on the highly sought-after, tree-lined Overbury Avenue. Offering off-street parking and a garage, the property is ideally situated just a short walk from local amenities at the Chinese roundabout, the open green spaces of Kelsey Park, and the vibrant Beckenham High Street.

A fantastic opportunity to purchase this well cared for three-bedroom mid-terraced home, perfectly suited for families and ideally located just moments from the sought after Clare House Primary School and within the catchment area for Langley schools.

The ground floor features a separate fully fitted kitchen, a convenient downstairs cloakroom, and a spacious reception with dining area, complete with sliding doors that open onto a beautifully maintained private garden. Upstairs offers three generously sized bedrooms, with the main bedroom benefitting from fitted wardrobes, along with a family bathroom.

Additional highlights include a pretty front garden, ample residents' parking, and off-street parking at the rear in front of the property's private garage.

Located within easy reach of Beckenham High Street, around three-quarters of a mile away, the property also enjoys excellent transport links via Beckenham Junction with trains to Victoria and The City (at peak times), and tram services to Croydon and Wimbledon. A great selection of local shops can also be found on nearby Wickham Road, along with Kelsey Park and regular bus routes to Bromley and Beckenham.

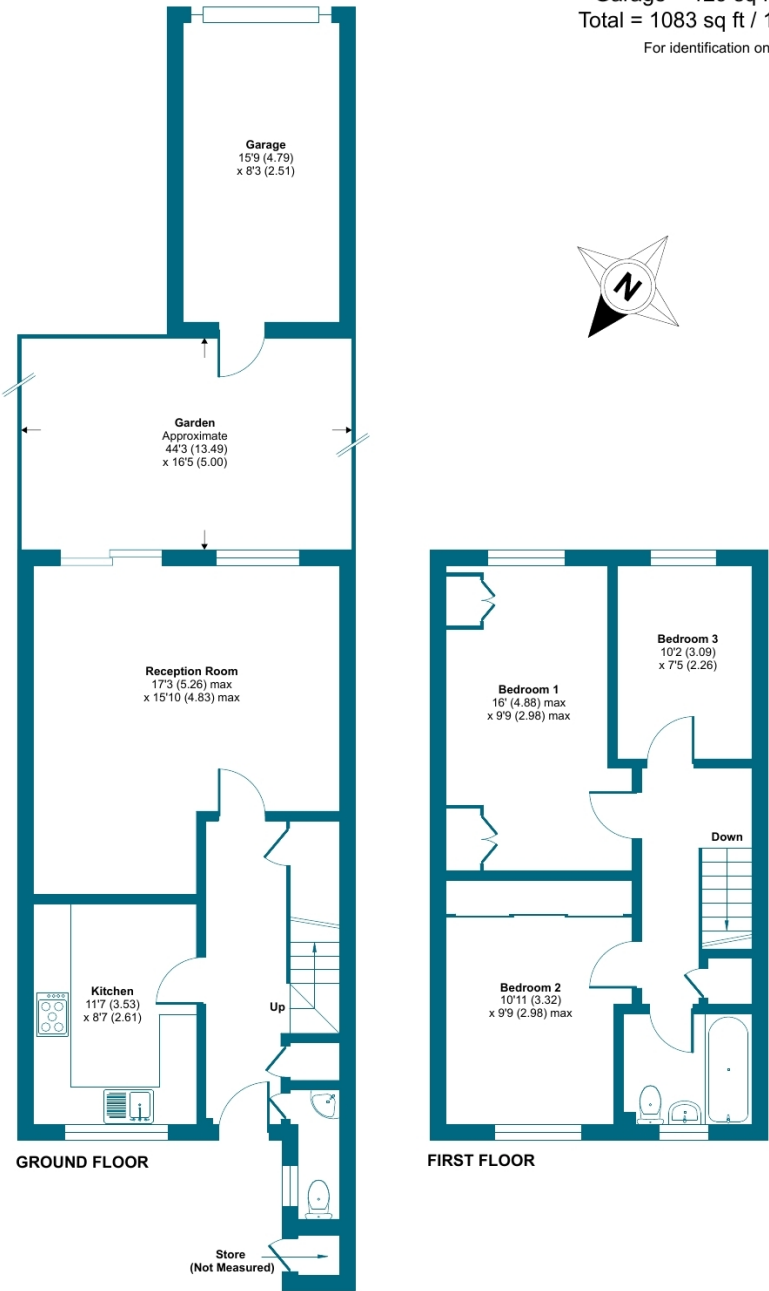
- Mid Terraced House
- Three Bedrooms
- Downstairs WC
- Garage
- Off Street Parking
- EPC Rating C





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Approximate Area = 954 sq ft / 88.6 sq m (excludes store)
Garage = 129 sq ft / 12 sq m
Total = 1083 sq ft / 100.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Grafton Estate Agents. REF: 1360689

