

FOR SALE

OIEO £300,000

St Barnabas Close, Beckenham, BR3



Stylish one double bedroom apartment with Share of Freehold in a peaceful Beckenham cul-de-sac, with residents parking, garage en-bloc and communal grounds and a short walk to Beckenham High Street and Beckenham Junction station.

Tucked away in a quiet and leafy cul-de-sac, this beautifully refurbished one bedroom apartment offers both style and practicality in a well-maintained purpose-built block. Situated on the second floor, the property benefits from tranquil views over the communal gardens and comes with the added advantage of a share of freehold.

Inside, you'll find a bright and spacious living room with ample space for a dining area, ideal for entertaining or relaxing. The separate modern kitchen is well-appointed, and the bathroom is sleek and contemporary. The generous double bedroom includes a fitted wardrobe, and there's plenty of additional storage throughout the apartment.

Further perks include a garage en-bloc, access to a residents' car park, and well-kept communal gardens.

Perfectly positioned for commuters, Beckenham Junction and Shortlands stations are just a short walk away, offering excellent links into Central London. You are also within easy reach of Beckenham High Street shops, cafes and restaurants, plus green open spaces such as Kelsey Park and Beckenham Place Park.

This home presents a fantastic opportunity for first-time buyers or those looking for a peaceful, well-connected base in the heart of Beckenham.

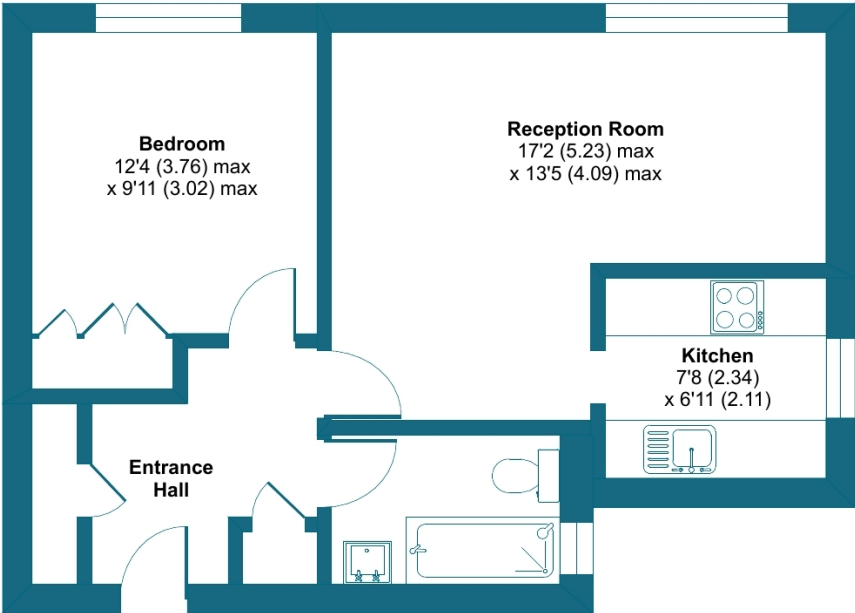
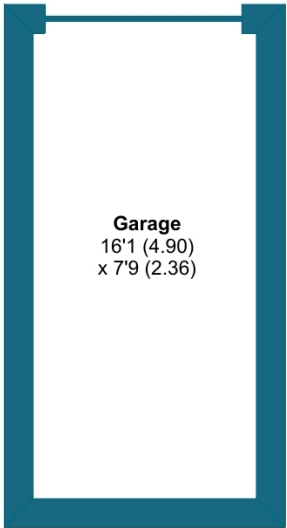
- Share of Freehold
- One Double Bedroom
- Garage
- Communal Grounds
- Excellent Location
- EPC Rating C





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Approximate Area = 484 sq ft / 45 sq m
Garage = 118 sq ft / 11 sq m
Total = 602 sq ft / 56 sq m
For identification only - Not to scale



SECOND FLOOR



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: 1320267



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	73	75
England, Scotland & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
	74	78
England, Scotland & Wales		
EU Directive 2002/91/EC		