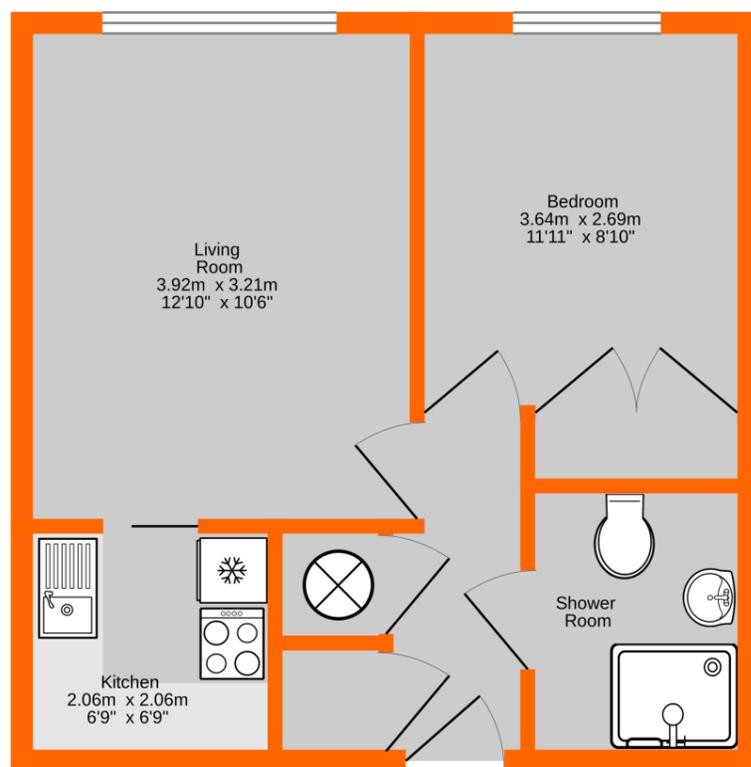


| Energy Efficiency Rating                    |          | Current                 | Potential |
|---|----------|-------------------------|-----------|
| Very energy efficient - lower running costs |          |                         |           |
| (92+)                                       | <b>A</b> |                         | 81        |
| (81-91)                                     | <b>B</b> |                         |           |
| (69-80)                                     | <b>C</b> |                         | 67        |
| (55-68)                                     | <b>D</b> |                         |           |
| (39-54)                                     | <b>E</b> |                         |           |
| (21-38)                                     | <b>F</b> |                         |           |
| (1-20)                                      | <b>G</b> |                         |           |
| Not energy efficient - higher running costs |          |                         |           |
| England, Scotland & Wales                   |          | EU Directive 2002/91/EC |           |

2nd Floor Flat  
 35.3 sq.m. (380 sq.ft.) approx.



TOTAL FLOOR AREA : 35.3 sq.m. (380 sq.ft.) approx.  
 Measurements are approximate. Not to scale. Illustrative purposes only  
 Made with Metropix ©2026

**Disclaimer:** All measurements are approximate. No equipment, circuits or fittings have been tested. These particulars are made without responsibility on the part of the Agents or Vendor, their accuracy is not guaranteed nor do they form part of any contract and no warranty is given.  
**Referral Fees:** The businesses trading as Proctors recommend London and Country Mortgages (L&C) for fee free mortgage advice and may also recommend firms of Solicitors and Chartered Surveyors. It is your decision whether you choose to deal with them and, in making that decision, you should know that we receive referral fees from these companies. For Lettings we employ a Referencing Company and can receive rebates against their charges if tenants or landlords take out various products.  
 For further details please visit our website - [www.proctors.london](http://www.proctors.london)



Viewing by appointment with our Bromley Office - 020 8460 4166

Flat 54 Andorra Court, 151 Widmore Road, Bromley, Kent BR1 3AE  
**£100,000 Leasehold**

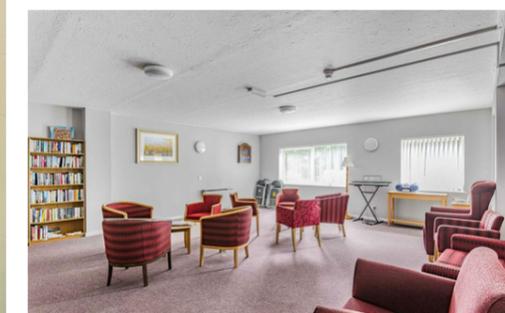
- 2nd Floor Retirement Flat
- Double Glazing
- Fitted Kitchen
- Permitted Age 60+
- One Bedroom
- Good Size Living Room
- Communal & Residents Facilities
- Over 140 Year Lease

## Flat 54 Andorra Court, 151 Widmore Road, Bromley, Kent BR1 3AE

CHAIN FREE WITH LONG LEASE - One bedroom 2nd floor rear facing retirement flat in need of some modernisation. Set within a popular development close to Bromley town centre. The property comprises a lounge overlooking the communal gardens, fitted white kitchen, a double bedroom with fitted wardrobes, shower room. The property offers sealed unit UPVC double glazing, electric heating via storage heaters and a call alarm system. The development itself has an on-site manager, lifts to all floors, large communal reception room with small library, kitchenette, laundry room, and two guest suites. The accommodation is conveniently located with bus stops directly outside, plus M&S at BP and local shops nearby. Residents must be 60 years or older.

### Location

Conveniently situated for access to Bromley North Railway station, 0.3 of a mile away and Bromley Town Centre, with its excellent shopping facilities including the Glades shopping centre. Marks and Spencer, Sainsburys and Lidl stores are nearby. Bromley South Station is around 0.5 miles away. Bus routes including the 162, 269, 336 and new Superloop SL3, pass close by.



### Ground Floor

#### Communal Entrance

Security entry phone system, reception area, lift and stairs to all floors, managers office.

#### Second Floor

##### Entrance Hall

Hardwood door into hallway, security entry phone, meter cupboard, airing cupboard, emergency pull cord, electric radiator.

##### Living Room

Double glazed window overlooking communal gardens, electric radiator, sliding door into kitchen.

##### Kitchen

2.06m x 2.06m (6' 9" x 6' 9") White fitted kitchen, space for white goods, stainless steel sink with mixer taps, emergency pull cord.

##### Bedroom

3.64m x 2.69m (11' 11" x 8' 10") Double glazed window to rear, fitted wardrobes, electric radiator, emergency pull cord.

### Bathroom

White bathroom suite, double walk-in shower with electric pump, wash hand basin, low level w/c, heated towel rail, extractor.

### Outside

#### Communal Gardens

Beautifully kept gardens with summer house and benches to the rear, to the front are well maintained lawns and cherry blossom trees.

#### Parking

Residents bays to the rear.

#### Residents Facilities

Large communal lounge, library area, small kitchenette, two guest rooms, management office, laundry room, guests toilets.

### Additional Information

#### Lease

189 years from 29 September 1983 - Approx. 146 years remaining. TBC

#### Maintenance

TBC

### Ground Rent

TBC

### Council Tax

London Borough of Bromley Band B  
For the current rate please visit:  
[bromley.gov.uk/council-tax/council-tax-guide](http://bromley.gov.uk/council-tax/council-tax-guide)

### Broadband and Mobile

For Broadband coverage at this property, please visit: [checker.ofcom.org.uk/en-gb/broadband-coverage](http://checker.ofcom.org.uk/en-gb/broadband-coverage)

For Mobile coverage at this property, please visit: [checker.ofcom.org.uk/en-gb/mobile-coverage](http://checker.ofcom.org.uk/en-gb/mobile-coverage)

### Utilities

Mains - Electric, Water and Sewerage

### Agents Notes

Details of lease, maintenance etc, should be checked with your legal representative prior to exchange of contracts.