

FOR SALE

£700,000

36 Derrick Road, Beckenham, Kent, BR3 3QQ



A fantastic three bedroom end of terrace house with two receptions, off street parking and garage to the rear. Located within easy reach of both Elmers End station and Beckenham High Street.

A delightful three bedroom end of terrace house located on a quiet residential road in Beckenham, close to a variety of transport links and excellent local schools.

This well presented property benefits from a warm entrance and hallway with access to a downstairs cloakroom, two separate reception rooms both with fireplaces, a modern galley style kitchen with breakfast bar. The sweet and well sized garden has side access and includes a garage to the rear, while the kitchen or back reception room also allows access.

Upstairs includes a spacious bathroom in good order with three bedrooms; two good sized double bedrooms with the master having built-in wardrobes and the single comfortably fitting a single bed, wardrobe and small desk.

This home has been well looked after by the current owner and the future buyer will benefit from double glazing, recently installed combi boiler and being on the doorstep of array of local amenities.

- END OF TERRACE
- OFF STREET PARKING
- GAS FIRE PLACE
- THREE BEDROOMS
- GARAGE
- MODERN GALLEY KITCHEN





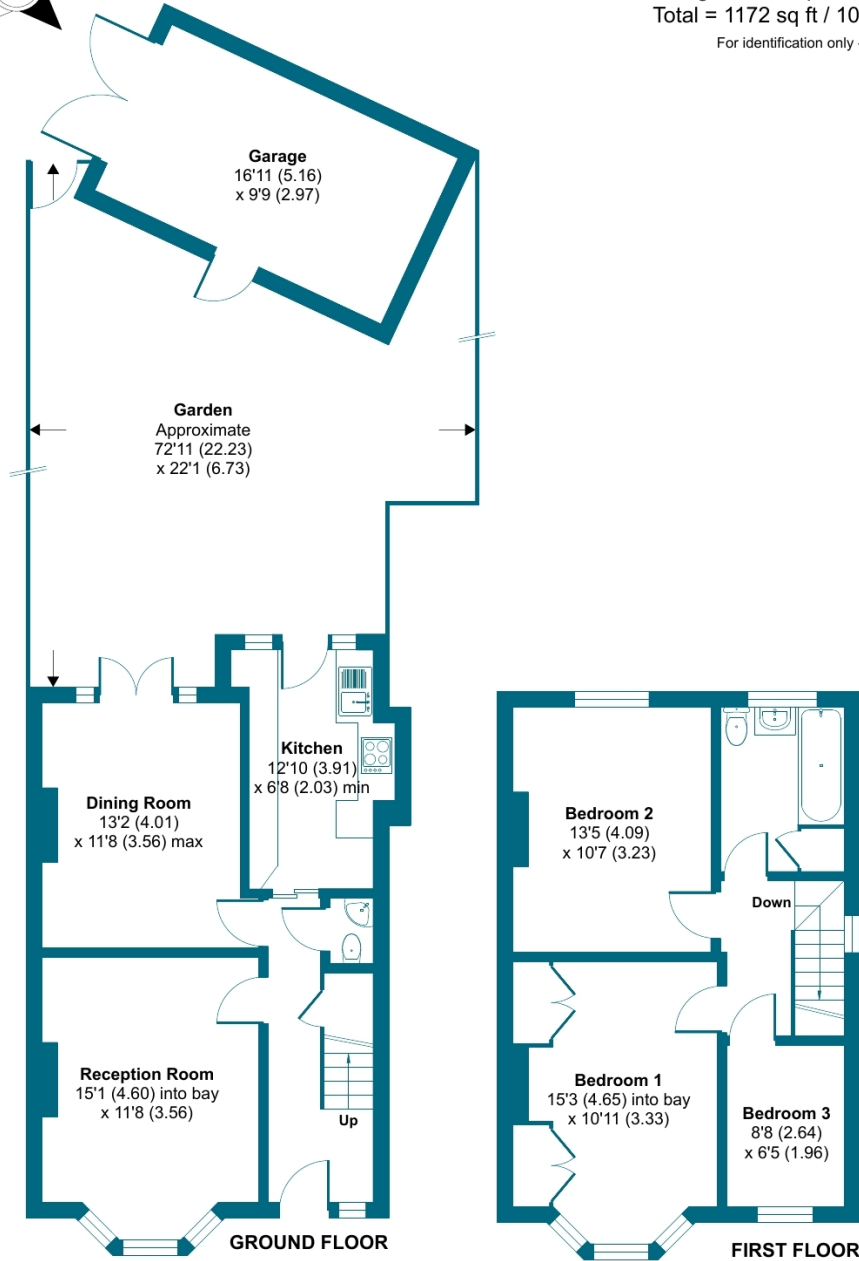
# Derrick Road, Beckenham, BR3

Approximate Area = 1005 sq ft / 93.3 sq m

Garage = 167 sq ft / 15.5 sq m

Total = 1172 sq ft / 108.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2024. Produced for Grafton Estate Agents. REF: 1079957

