

IMPORTANT: These property details are set out as a general guideline only and do not constitute any part of an offer or contract. Any services, equipment, fittings or central heating systems have not been tested and no warranty is given or implied that these are in working order. Buyers are advised to obtain verification from the solicitor or surveyor. Fixtures, fittings and other items are not included unless specified. All measurements, distances and areas are approximate, and for guidance only. Room measurements are taken to the nearest 3" and prospective buyers are advised to check these for any particular purpose, e.g fitted carpets and furniture.



Treebourne Road Biggin Hill

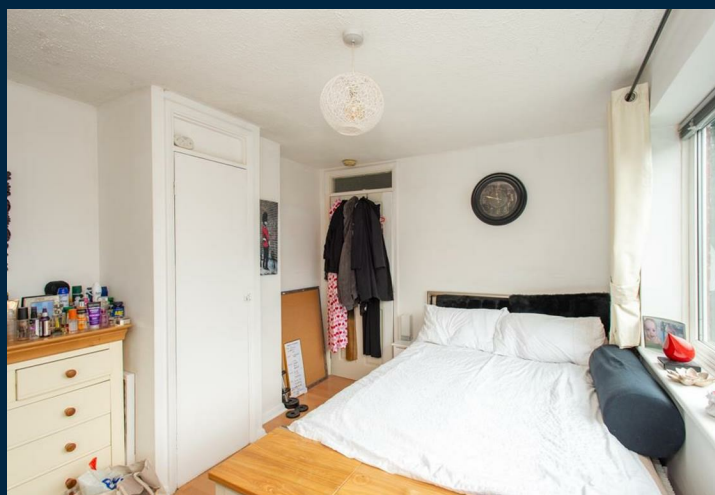
Guide Price £375,000 to £400,000
Anthony Martin are delighted to bring to the market this 3 bedroom terraced property which has been renovated by the current owners to provide a modern family home.

To the ground floor there is an open plan kitchen/diner to the front of the property with a picture window overlooking the front garden. The kitchen is part integrated and made up of a range of high gloss white cabinets, with a utility space in the corner. With ample space for a dining table this is the perfect space for a busy household. To the rear the lounge features sliding patio doors onto the garden, a great space to relax in the evening and enjoy the garden in the warmer months. There is a further room currently used as a children's playroom which could be used as a home office.

To the first floor there are two good sized double bedrooms and a third single room overlooking the garden. The fully tiled family bathroom features a corner bath and basin with vanity unit. There is a separate WC.

Outside the front garden is mainly laid to lawn. The rear garden features a decked terrace and will be laid to lawn. There is a shed and raised planter

The property also benefits from a garage en bloc.



- **Guide Price £375,000 to £400,000**
- **2 Receptions**
- **Bathroom with Separate WC**
- **Garage En Bloc**
- **Garden**
- **Modern Kitchen/Diner**
- **West Facing Garden**
- **School Catchment**
- **Close to Amenities**
- **EPC C70**

