



Flat 12, Queens Court, 53 Rectory Road

Beckenham

Guide Price **£250,000**



CHARLES EDEN

YOU'LL NOTICE THE DIFFERENCE

Flat 12

Queens Court, Beckenham

Ideally positioned for local amenities, the flat is approximately 0.4 miles from Beckenham High Street, offering a wide selection of shops, cafés, restaurants and leisure facilities including the cinema.

Transport links are excellent. Beckenham Junction Station is roughly 0.3 miles away, providing rail connections to London Victoria and Tramlink services to Croydon and onward to Wimbledon. Clock House Station sits around 0.6 miles away, offering direct trains to London Bridge and Charing Cross.

For green space, the much loved Beckenham Place Park and Kelsey Park are within walking distance, ideal for leisure and recreation.

Viewing is highly recommended.

Council Tax band: F

Tenure: Share of Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- CHAIN FREE
- SHARE OF FREEHOLD
- FIRST FLOOR FLAT
- 0.3 MILES TO BECKENHAM JUNCTION BR STATION
- 0.4 MILES AWAY TO BECKENHAM HIGH STREET
- WELL MAINTAINED BLOCK
- COUNCIL TAX C
- EPC C

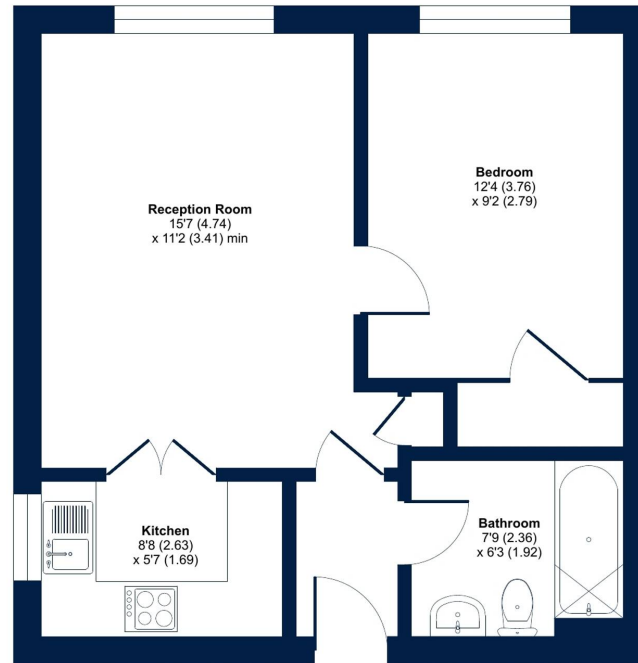




Rectory Road, Beckenham, BR3

Approximate Area = 450 sq ft / 41.8 sq m

For identification only - Not to scale



FIRST FLOOR

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025. Produced for Charles Eden. REF: 1382604



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