



## 9 Vicarage Drive, Beckenham

Beckenham

Guide Price **£625,000**



CHARLES EDEN

YOU'LL NOTICE THE DIFFERENCE

# 9 Vicarage Drive

## Beckenham

Charles Eden are delighted to offer to the market this well maintained three bedroom end of terrace townhouse, located in the heart of Central Beckenham.

The property comprises an entrance hall, office/bedroom three, integral garage, and a shower room to the ground floor. The first floor offers a reception room and fitted kitchen, while the second floor features two double bedrooms and a fitted three piece bathroom suite.

Further benefits include gas central heating, off street parking, and an approximately 40ft south east facing rear garden.

Vicarage Drive is a sought after development, perfectly positioned between Beckenham Junction BR station, approximately 0.3 miles away, and Clock House BR station, approximately 0.5 miles away. Beckenham High Street is just moments away, offering a selection of popular bars, restaurants, cafés, and coffee shops.

Viewing is highly recommended. CHAIN FREE

Council Tax band: F

EPC Energy Efficiency Rating: D

- CHAIN FREE
- END OF TERRACE
- 3 BEDROOMS
- GARAGE
- OFF STREET PARKING
- APPROX 40FT SOUTH EAST FACING GARDEN
- EPC RATING D
- COUNCIL TAX BAND F





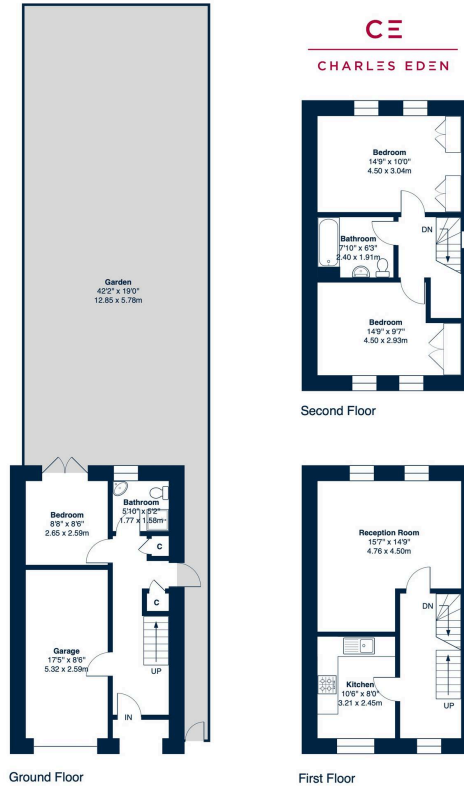


## Vicarage Drive, BR3

Approximate Gross Internal Area = 1030 sq ft / 95.7 sq m

Garage Area = 147 sq ft / 13.7 sq m

Approximate Total Area = 1192 sq ft / 110.7 sq m



This floor plan was produced using RICS measurements standards 2nd edition.  
For layout guidance only and not drawn to scale unless stated. Window and door openings are approximate.  
While every care is taken in the preparation of this plan, we must advise interested parties to check all dimensions,  
shapes and compass bearings prior to making any decisions reliant upon them. No liability is accepted for any errors.  
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