

## 9 Bedroom Detached House for Sale - Offers in Excess of £1,600,000

Shortlands Road, Bromley, Kent, BR2 0JD



### KEY FEATURES

- 9 BEDROOMS WITH EN-SUITE • 1 RECEPTION • CURRENTLY USED AS HMO • GAS CENTRAL HEATING • PERIOD FEATURES • FRONT AND BACK GARDENS • OFF STREET PARKING FOR SEVERAL CARS • RARELY AVAILABLE • DC/19/03114/FULL1 HMO APPROVAL • DC/19/05379/FULL1 FRONT DORMER EXPIRED

## Description

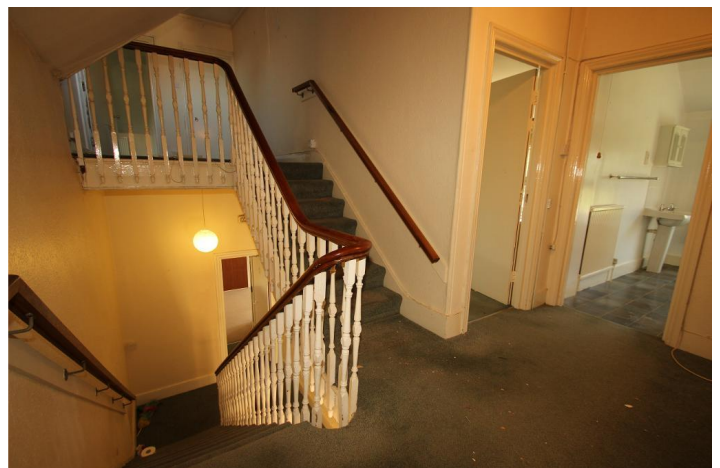
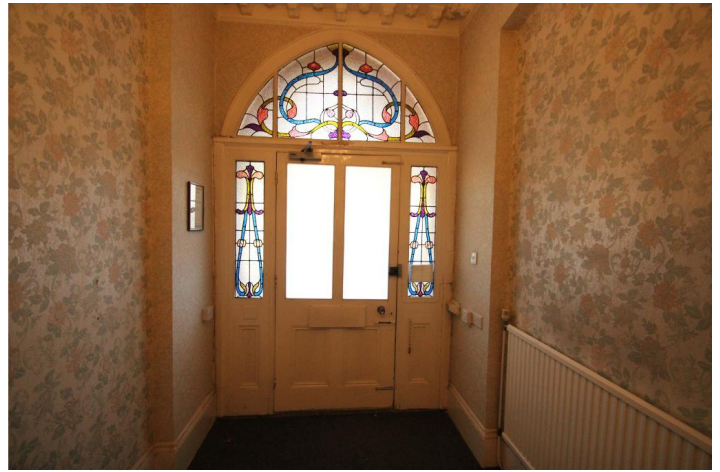
### 100K PLUS INCOME PA

An opportunity to purchase this period 7 bedroom 4 reception residential property with en-suite facilities to all bedrooms. Currently rented as HMO. Currently nine rooms producing gross £108,100 PA

The property holds so much potential for the buyer either to retain the building as an HMO or convert back to a fantastic family home.

## Location

The property is located in Shortlands Road, about a quarter-of-a-mile from Shortlands Village shops and Shortlands Station (Victoria/Blackfriars and Bromley South). Bromley town centre is about a mile away with the Churchill Theatre, Intu (formerly the Glades) Shopping Centre, cinemas and stations. Beckenham High Street offers a range of shops, restaurants and other amenities and from Beckenham Junction Station there are trains to Victoria and trams to Croydon and Wimbledon. Bishop Challoner School is at the end of Scotts Avenue, accessed from Bromley Road.

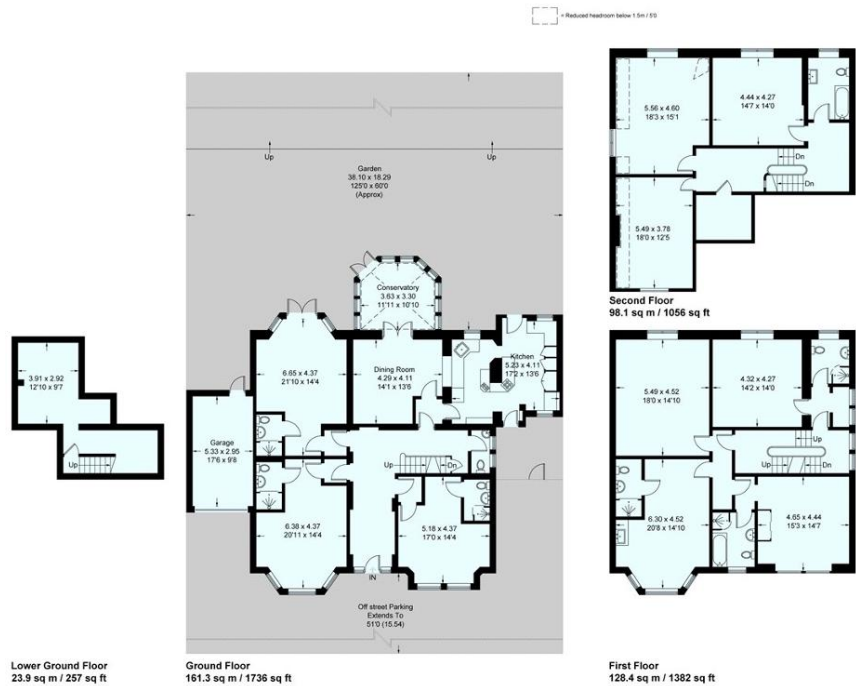




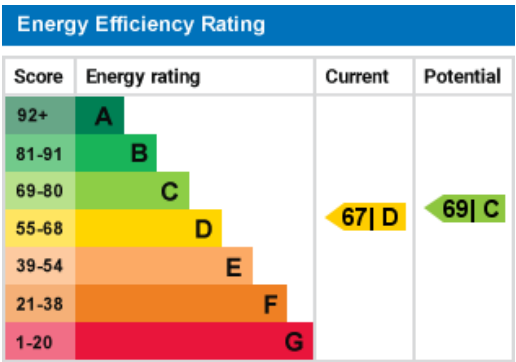


Shortlands Road, BR2

Approximate Gross Internal Area = 411.7 sq m / 4431 sq ft  
(Including Cellar / Including Reduced Headroom)  
Garage = 15.9 sq m / 171 sq ft  
Total = 427.6 sq m / 4602 sq ft  
Approximate Gross Internal Area = 405.9 sq m / 4369 sq ft  
(Including Cellar / Excluding Reduced Headroom)  
Garage = 15.9 sq m / 171 sq ft  
Total = 421.8 sq m / 4540 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID358460)



Additional Information

Council tax and, where applicable, lease information, service charges and ground rent are given as a guide only and should always be checked and confirmed by your Solicitor prior to exchange of contracts.

There are two planning application that are relevant to this property , 03114 for the change to HMO status and 05379

expired but previously approved front dormer alteration.