



## 6 Oregon Square, Orpington, Kent, BR6 8BQ

Guide Price £550,000 - £575,000. An extended semi-detached bungalow located in this popular tree-lined crescent convenient for amenities, station & bus routes. No onward chain. Viewing highly recommended.

- Extended semi-detached bungalow
- Sought-after location in tree-lined crescent
- Popular and convenient setting
- Large lounge overlooking garden
- Two bedrooms
- Updated kitchen & shower room
- Useful study / possible 3rd bedroom
- Approx. 40' rear garden
- Garage & own driveway
- • Offered to the market with no onward chain

**£550,000**

GROUND FLOOR  
1014 sq.ft. (94.2 sq.m.) approx.



TOTAL FLOOR AREA: 1014 sq.ft. (94.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>83</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>63</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	