



8 Foxbury Close, Chelsfield, Kent, BR6 6EH

Nestled in the charming neighbourhood of Foxbury Close, Orpington, this delightful semi-detached house offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The two bathrooms provide ample facilities for busy mornings, ensuring that everyone can start their day with ease.

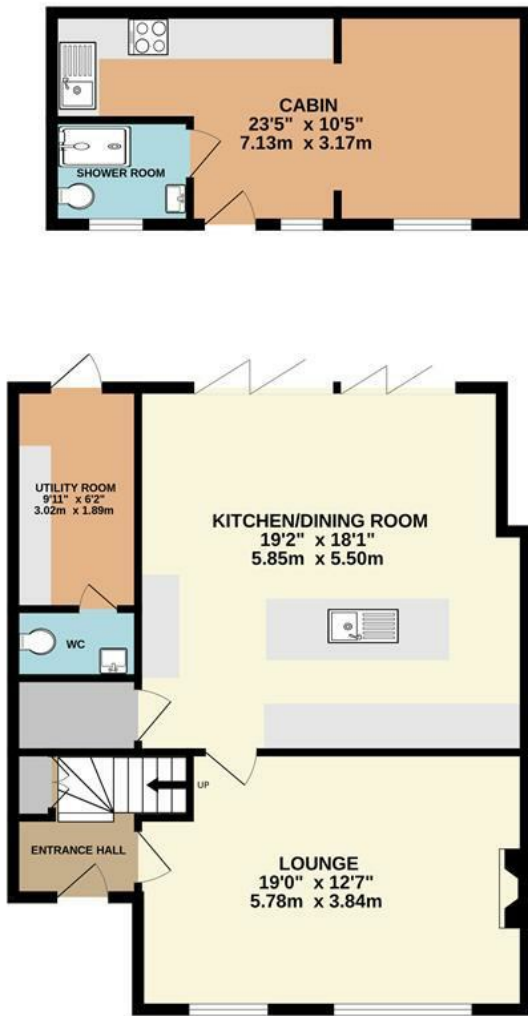
The house boasts a welcoming atmosphere, making it a wonderful place to call home. The semi-detached design allows for a sense of privacy while still being part of a friendly community. The property also features parking for two vehicles, a valuable asset in this sought-after area.

Foxbury Close is conveniently located, providing easy access to local amenities, schools, and transport links, making it an excellent choice for commuters and families alike. This home presents a fantastic opportunity for those looking to settle in a vibrant and welcoming community. Don't miss the chance to make this lovely property your own.

£725,000

- Beautifully refurbished
- Extended
- Summerhouse with shower room
- Open plan kitchen/diner
- Downstairs WC
- Scope for second storey extension (STPP)
- 0.5 miles to Chelsfield Station
- Outstanding school catchment area
- EPC - C
- Council Tax - D

GROUND FLOOR
962 sq.ft. (89.3 sq.m.) approx.



1ST FLOOR
442 sq.ft. (41.0 sq.m.) approx.



TOTAL FLOOR AREA: 1403 sq.ft. (130.4 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) A			
(81-91) B			
(69-80) C		73	77
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		