



10 Speldhurst Close

Bromley, BR2 9DT

£725,000 Freehold EPC: Band D

 **Maguire Baylis**



GUIDE PRICE £725,000 - £750,000 Maguire Baylis are proud to present this exceptional three-bedroom detached family home, set within a quiet cul-de-sac and finished to a high standard throughout.

Perfectly positioned for both families and commuters, the property is just 0.8 miles from Bromley South railway station, offering fast and frequent services into central London, and 0.9 miles from Hayes railway station. The highly regarded Pickhurst Infant Academy is only 0.3 miles away, making this an ideal choice for young families.

Residents also benefit from easy access to the wide range of shops, restaurants, and leisure facilities in Bromley town centre, along with nearby green open spaces including Norman Park and Hayes Common—perfect for outdoor activities, dog walking, and family days out.

The standout feature of the home is the impressive open-plan kitchen/dining/family space, complete with sleek quartz worktops, integrated Neff appliances, and striking postless corner bifold doors opening onto a private garden—ideal for entertaining and modern living.

Upstairs offers two spacious double bedrooms, a generous third bedroom, and a stylish family bathroom including a jacuzzi bath.

Further benefits include off-street parking for multiple vehicles, a garage, and a versatile garden room ideal for a home office, gym, or additional living space.

- CHAIN FREE
- STUNNING THREE BEDROOM DETACHED FAMILY HOME
- MODERN KITCHEN WITH NEFF APPLIANCES AND QUARTZ WORKTOPS
- IMPRESSIVE POSTLESS CORNER BIFOLD DOORS OPENING TO GARDEN
- CLOSE TO GREAT SCHOOLS, STATION AND BROMLEY TOWN CENTRE
- 0.3 MILES FROM PICKHURST PRIMARY SCHOOLS
- LARGE GARDEN WITH OUTSIDE CABIN/OFFICE AND PATIO SEATING AREA
- QUIET CUL DE SAC LOCATION
- GARAGE AND OFF STREET PARKING
- CONVENIENTLY LOCATION FOR BROMLEY SOUTH AND HAYES MAINLINE STATIONS



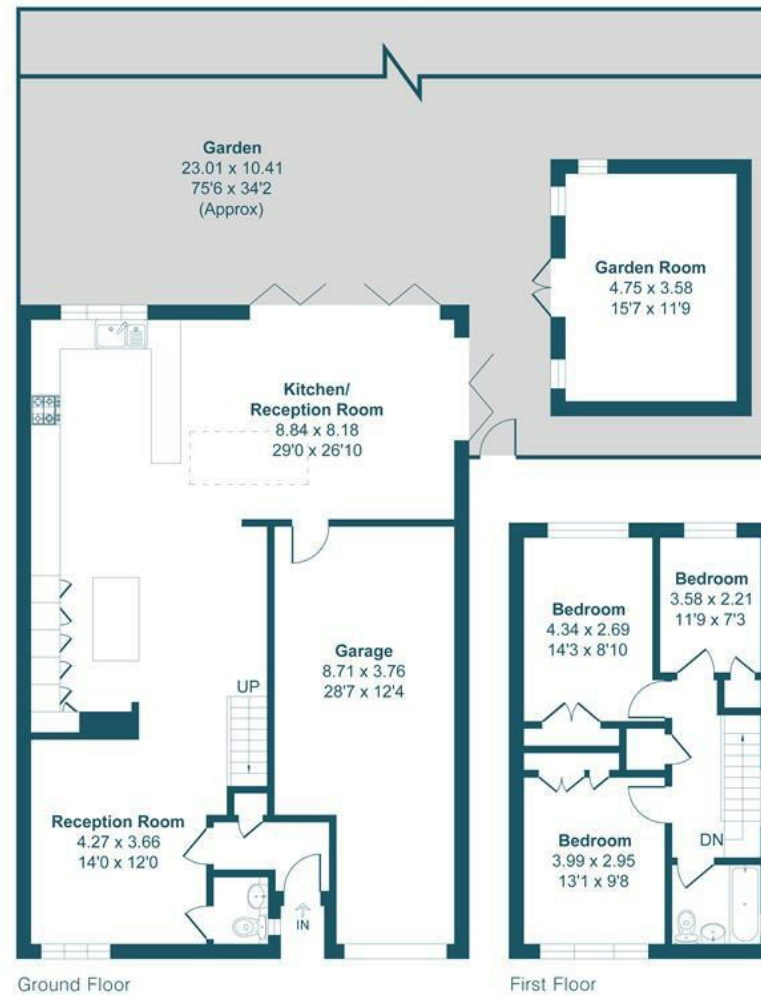
Speldhurst Close, Bromley, Kent, BR2

Approximate Gross Internal Area 124.4 sq m / 1339 sq ft

Garage = 29.2 sq m / 315 sq ft

Outbuilding = 17.0 sq m / 183 sq ft

Total = 170.6 sq m / 1837 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.
Produced By Planpix



ENTRANCE HALL

porcelain tiled flooring, understairs storage cupboard housing electric meter and hanging space, door to:

CLOAKROOM

Double glazed window to side, fitted suite comprising white back to wall low level w.c. with push flush, wall mounted sink with chrome mixer taps, radiator, porcelain floor tiled, tiled walls, coved cornice, spotlights

RECEPTION ROOM

Double glazed picture window to front with wooden shutters, coved cornice, recessed spotlights, radiator, porcelain floor tiles, double sided wood burner with slate hearth

DINING ROOM

Porcelain floor tiles, central island with quartz work surfaces, storage under, high gloss handle-less wall and base units with rose trim, open to:

KITCHEN/FAMILY ROOM

Double glazed window to rear, high gloss grey handle-less wall and base units with rose trim, quartz worksurfaces over, built in storage with shelving, two stainless steel Neff fan ovens, combination/steam microwave, integrated Neff upright fridge/freezer, washing machine and dishwasher, inset stainless steel sink and mixer tap with filtered water supply, Neff induction hob and extractor hood, recessed spotlights, radiator, underfloor heating, open to family room, dual aspect bifolding doors to side and rear, double glazed roof lantern, underfloor heating, recessed spotlights, porcelain floor tiles, door to garage

LANDING

Double glazed window to side with fitted wooden shutters, access to loft, built in airing cupboard with Worcester combi boiler

MASTER BEDROOM

Double glazed window to front with fitted wooden shutters, radiator, coved cornice, spotlights, built in wardrobes with hanging space and storage

BEDROOM TWO

Double glazed window to rear, radiator, built in wardrobes with hanging and storage space

BEDROOM THREE

Double glazed window to rear, radiator, wardrobe with hanging space

FAMILY BATHROOM

Double glazed window to side, white suite comprising panelled bath with jacuzzi jets, glass screen, ceiling mounted rain shower, chrome wall controls, wall hung low level w.c., wash hand basin with storage under, marble floor tiles and matching wall tiles, extractor fan, radiator

GARDEN

Landscaped garden with raised terrace, steps to lawn, power point, side gate, recently fenced, mainly laid to lawn with shrub borders, tress, outside tap

CABIN/OFFICE

Bespoke cabin with double glazed door and windows, insulated

GARAGE

Larger than average L-shaped garage providing parking for more than one car along with ample space for storage beyond, up and over electric door, power and light, door leading to family room

PARKING

Extensive block paved with parking for approximately four cars, access to garage

COUNCIL TAX

London borough of Bromley council tax band - E

LOCATION

///outer.roofs.counts



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Important Note: Maguire Baylis have made every effort to ensure the accuracy of these particulars. However, intending buyers should satisfy themselves by way of legal enquiries, survey and inspection as to the correctness of each statement. The details contained form no part of any contract and are provided without responsibility on the part of the agents or vendor. We have not carried out a survey or tested any appliances or services. Any reference to alterations made is not a statement that planning/building consent has been obtained. References to the legal title are based on information supplied by the vendor.