



ELM GROVE
ORPINGTON, BR6



This wonderful four bedroom detached home is situated in the highly regarded Knoll area of Orpington, just a quarter mile walk of Orpington station and within easy reach of numerous reputable schools.

The property is beautifully presented throughout and has accommodation over two floors. Planning permission has also been granted to extend to the rear.

On the ground floor you will find a welcoming hallway with downstairs WC, a living room at the front, family room and a superb open plan kitchen with 'orangery style' dining area.

On the first floor there are four good size bedrooms and a family bathroom. The master bedroom has its own en suite shower room with WC.

Outside, a recently laid resin driveway provides off street parking for two cars and gives access to an integral garage.







The rear garden has a patio and lawn and extends to approx. 65' in length.

Orpington, a desirable commuter town within the M25 with many people drawn to the area for the reputable schools and the railway stations that can transport you direct into London in as little as 15 minutes. Orpington station is just 0.4 of a mile walk.

The town centre has a comprehensive range of shops and facilities including the Walnuts Shopping Centre and Odeon cinema. Sports facilities are also well catered for with the Walnuts Leisure Centre, golf courses, football and rugby clubs all within the area.

You will also find larger stores such as Marks and Spencer at the Nugent Retail Park, along with supermarkets and home living stores along the Sevenoaks Way. Shopping centres at Bluewater and Bromley can also be found within 10 miles drive or bus journey.

Local Authority: Bromley
Council Tax Band: G





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		



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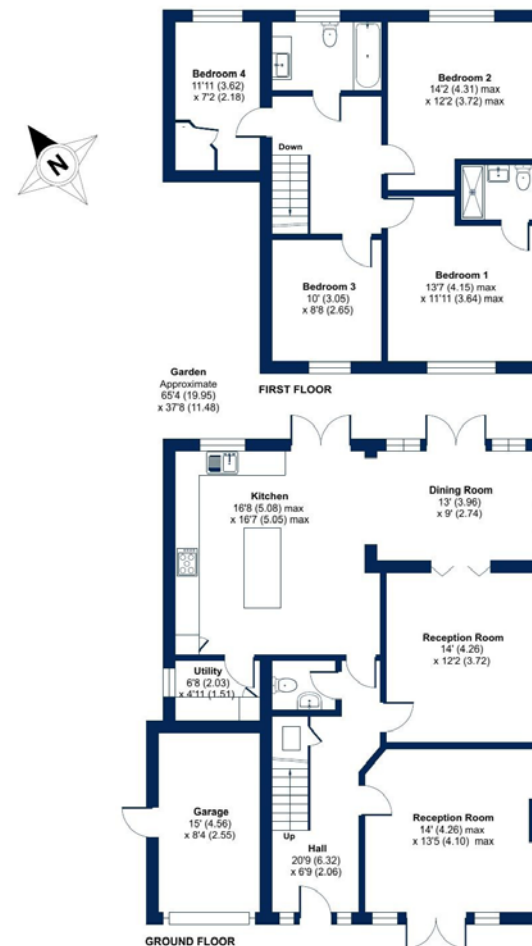
Elm Grove, Orpington, BR6

Approximate Area = 1695 sq ft / 157.4 sq m

Garage = 123 sq ft / 11.4 sq m

Total = 1818 sq ft / 168.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nlshecom 2026. Produced for Alan De Maid. REF: 1522439



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