

jdm ESTATE AGENTS

DOWNHAM WAY, BROMLEY, BR1 5NT
A Guide Price of £510,000 - £525,000 FREEHOLD
020 8313 6800 | br@jdmestateagents.com

Situated on Downham Way, Bromley, this beautiful brand-new, never-before-occupied three-bedroom family home offers approximately 1,076 sq. ft. of beautifully arranged accommodation.

Combining contemporary design, generous proportions and excellent energy efficiency, this exceptional new-build property is ideally suited to growing families, first-time buyers and those seeking a modern home ready to move into. Benefiting from a stunning brand-new fitted kitchen with all appliances included, solar panels, an impressive A+ EPC energy rating and the reassurance of a 10-year new-build warranty commencing in 2025, this property offers a fantastic opportunity to purchase a completely new home that has never been lived in.

The ground floor welcomes you with an impressive reception room, providing an inviting and spacious setting in which to relax and entertain. To the rear, a substantial kitchen/dining room features a beautiful brand-new contemporary fitted kitchen, complete with all appliances, offering ample space for everyday family dining and social gatherings. With direct access to the rear garden, the kitchen/dining area creates an appealing connection between indoor and outdoor living. A convenient ground-floor WC further enhances the practicality of the accommodation.

Upstairs, the property continues to impress with three well-proportioned bedrooms, including a generous principal bedroom, alongside two further bedrooms offering excellent flexibility for children, guests or those working from home. Completing the first floor is a modern family bathroom, thoughtfully positioned to serve all three bedrooms.

Externally, the property benefits from a private rear garden, providing a pleasant outdoor retreat ideal for alfresco dining, entertaining or simply enjoying the warmer months.
A particular highlight of this property is its excellent energy efficiency, benefiting from installed solar panels and an impressive A++ EPC energy rating. These features make this an attractive choice for buyers seeking a modern, energy-conscious home with the potential for reduced household energy costs. Furthermore, as a brand-new property that has never been occupied, buyers can enjoy the benefit of being the first to make this beautiful house their home, together with the added peace of mind of a 10-year new-build warranty commencing in 2025.

The property is ideally located for local shopping facilities along Downham Way, with a wider selection of shops, restaurants and leisure amenities available in nearby Bromley, Catford and Lewisham. Residents can also enjoy nearby green spaces, including Forster Memorial Park and Downham Woodland Walk, as well as the facilities at Downham Health & Leisure Centre.
Families are well catered for with a selection of nearby schools, including Launcelot Primary School, Burnt Ash Primary School, Haberdashers' Knights Primary School and Haberdashers' Knights Academy.

For commuters, Grove Park and Sundridge Park railway stations provide convenient connections into central London and surrounding areas. A range of local bus services also serve the area, providing links to Catford, Lewisham and beyond.

Combining generous living space, three bedrooms, a beautiful brand-new fully equipped kitchen, solar panels, an impressive A+ EPC energy rating and a private garden, this exceptional never-occupied new-build home presents a fantastic opportunity to purchase a modern property in the popular Downham area of Bromley. With the added reassurance of a 10-year warranty commencing in 2025, this is an excellent opportunity for buyers seeking a beautiful brand-new home. Early viewing is highly recommended.









PROPERTY INFORMATION SERVICES

- **Electricity: Mains Supply**
- **Gas: Mains Supply**
- **Heating: Gas Central**
- **Sewerage: Mains Supply**
- **Council Tax: Band D**
- **Water: Mains Supply**
- **Water Meter: Fitted**
- **Solar Panels on Roof: Connected**

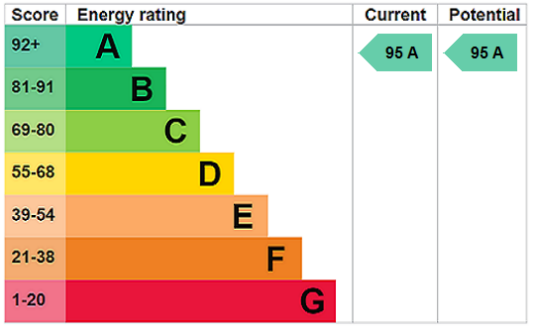
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Broadband and Mobile Coverage
For broadband and mobile phone coverage at the property in question please visit: http://checker.ofcom.org.uk/en-gb/broadband-coverage and http://checker.ofcom.org.uk/en-gb/mobile-coverage respectively.







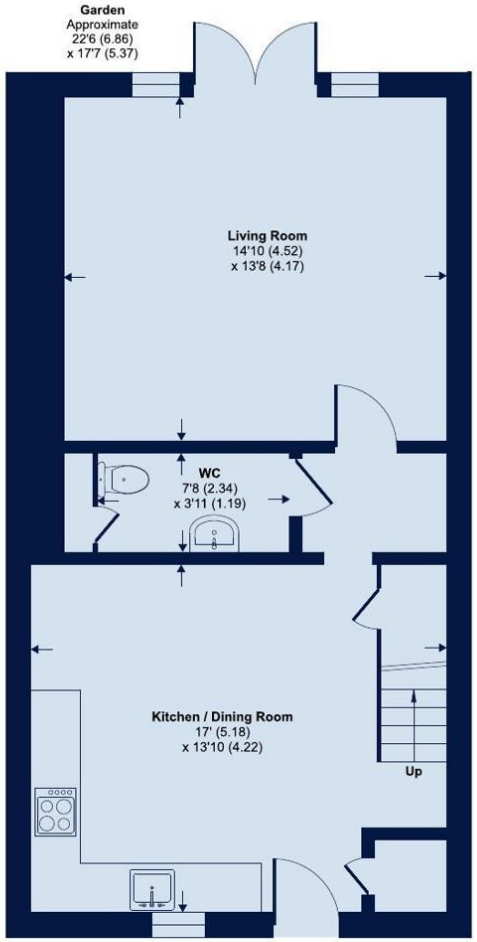


Viewing by appointment with the sales office
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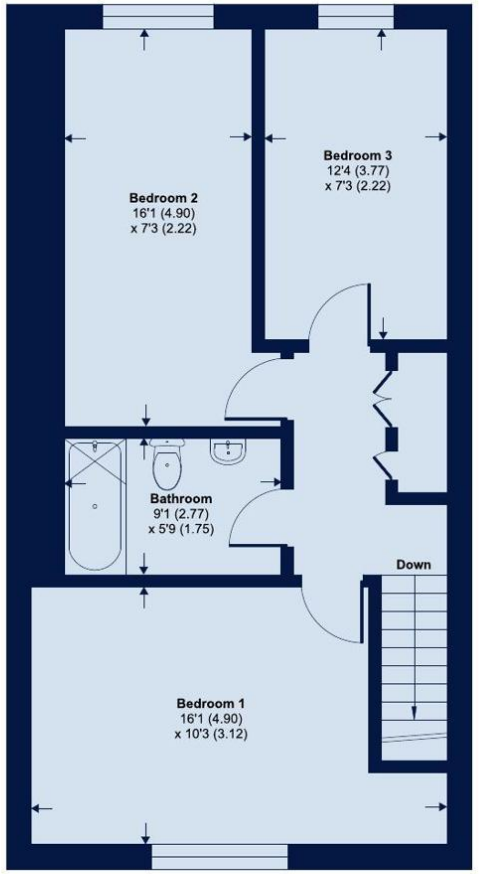
Downham Way, Bromley, BR1

Approximate Area = 1076 sq ft / 100 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for JDM Estate Agents. REF: 1540976

PLEASE NOTE: Floorplans are intended as a visual representation for marketing purposes only and should not be relied upon for valuation or survey purposes

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