



114 Reddown Road, Coulsdon, Surrey, CR5 1AL

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114

Reddown Road
Coulston
Surrey CR5 1AL

Guide Price £600,000

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Chain Free Detached Home on a 0.43 Acre Plot – In Need of Full Modernisation.

Situated on the sought-after Reddown Road, Coulston, this spacious detached family home offers a rare opportunity to acquire a property on a substantial plot of approximately 0.43 acres. EPC Rating D. Council Tax Band F.

Available chain free, the property presents enormous potential for extension, reconfiguration or complete refurbishment (subject to planning permission).

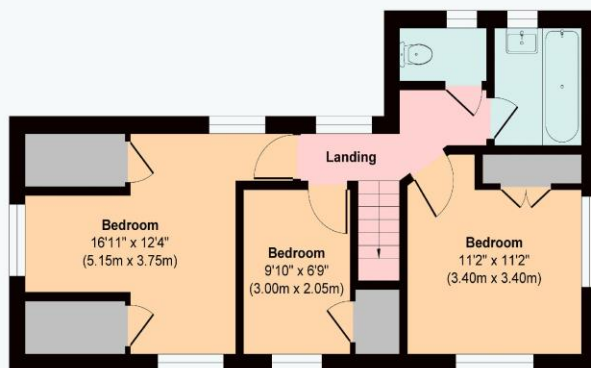
The ground floor comprises a welcoming entrance hall, a generous lounge and separate reception room, a dining room with bay window and a kitchen leading to a large utility room. There is also access to a detached double garage and extensive driveway parking, providing ample space for multiple vehicles.

Upstairs, the first floor features three well-proportioned bedrooms and a family bathroom, all offering scope for redesign to suit modern family living.

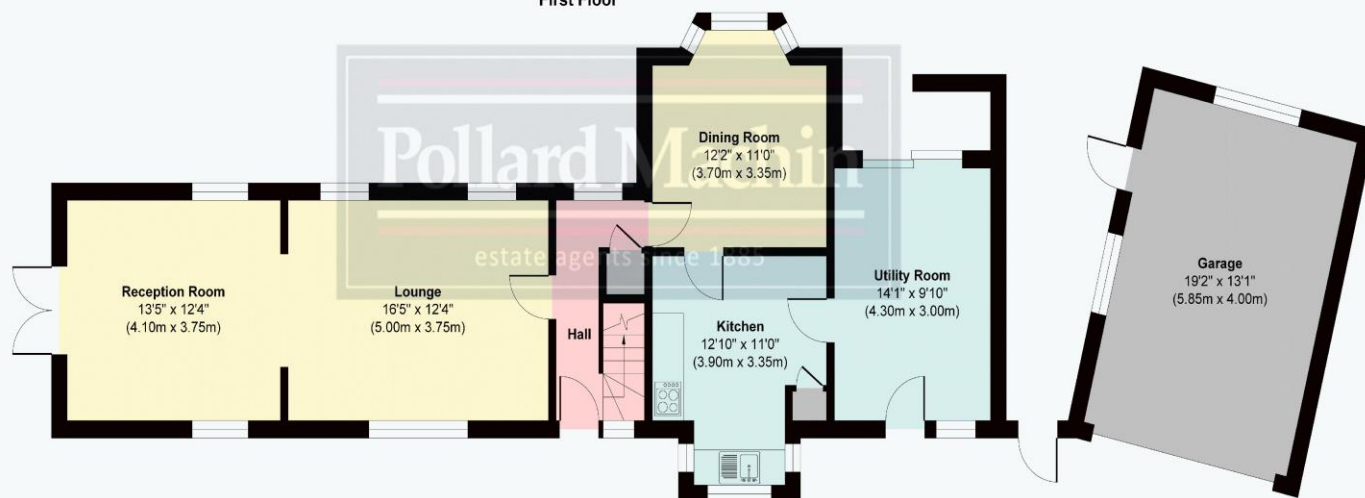
Externally, the property enjoys expansive gardens to the rear and sides, providing a peaceful and private outdoor setting – perfect for those looking to create their dream home in a prime residential location.

Located within easy reach of Coulston town centre, excellent local schools, and mainline train stations with services into London, this property combines privacy, potential, and convenience in one impressive package.





First Floor



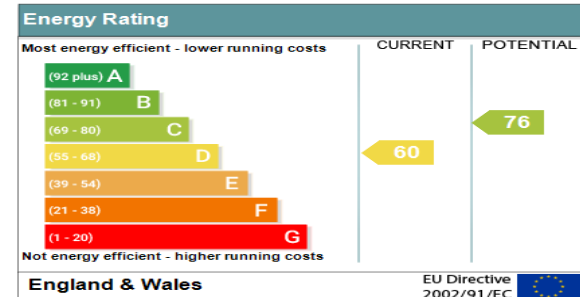
Ground Floor

Reddown Road, Coulsdon, CR5
Approx. Gross Internal Area 1,601 sq. ft / 148.72 sq. meters

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning fixtures fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any errors, omission, miss-statement or use of data show.

Plan produced by AR Net Media-www.arnetmedia.uk

Address: 114 Reddown Road, COULSDON, CR5 1AL
 RRN: 4535-9128-2500-0751-4222



The Agent has not had sight of the title documents and therefore the buyer is advised to obtain verification of the tenure from their solicitor or surveyor. All measurements are approximate. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. You are advised to contact the local authority for details of Council Tax, Business Rates etc. Every care has been taken with the preparation of these Sales Particulars but complete accuracy cannot be guaranteed. If there is any point which is of particular importance to you, we will be pleased to check the information for you. These particulars do not constitute a contract or part of a contract.

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