



**2 Bed  
House - End Terrace  
located in**



40 Osborne Road  
Thornton Heath  
CR7 8PB



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Guide price £300,000

"Being sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid...."

Situated on the charming Osborne Road in Thornton Heath, this delightful end-terrace house offers a perfect blend of character and modern living. Built in 1910, the property boasts a rich history while providing a comfortable and inviting atmosphere for its residents.

Spanning approximately 700 square feet, this home features two well-proportioned reception rooms, ideal for both relaxation and entertaining. The layout allows for a seamless flow between spaces, making it perfect for family gatherings or quiet evenings in. The two bedrooms are generously sized, providing ample room for rest and personalisation.

The property is situated in a vibrant community, with local amenities, parks, and transport links just a stone's throw away, ensuring that everything you need is within easy reach. London Borough of Croydon Tax Band D £2366.91





Osborne Road CR7  
Gross Internal Floor Area 712 sqft 66.1 sqm

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	53	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

## DIRECTIONS

## CONTACT

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