

STONE



Church Lane CR5

£900,000

“At Stone, we’re passionate about the unique and awe-inspiring architectural elements that transform houses into dream homes.”

————— *The Stone Family*



Versatility reigns supreme within this abode, as evidenced by the spacious front living room, currently transformed into a lively game room, yet ripe with potential to be transformed into an intimate retreat for quiet evenings by the fire. Ideal for the sociable at heart and growing families alike, this residence promises to be the quintessential backdrop for festive gatherings, with ample space to host cherished Christmas celebrations and joyous festivities.

The heart of the family home opens into the inviting expanse of a sprawling kitchen, boasting an impressive island at its centre - the ideal setting for hosting friends and family within a sociable household. Practicality meets convenience with the inclusion of a functional boot room, providing seamless outdoor access for muddy wellies and furry companions alike. A separate utility room ensures household chores are kept at bay, while a discreet downstairs toilet caters to the needs of bustling family life. For those inclined towards fitness pursuits, the garage has been ingeniously repurposed into a private gym, offering a sanctuary for health and wellness enthusiasts.

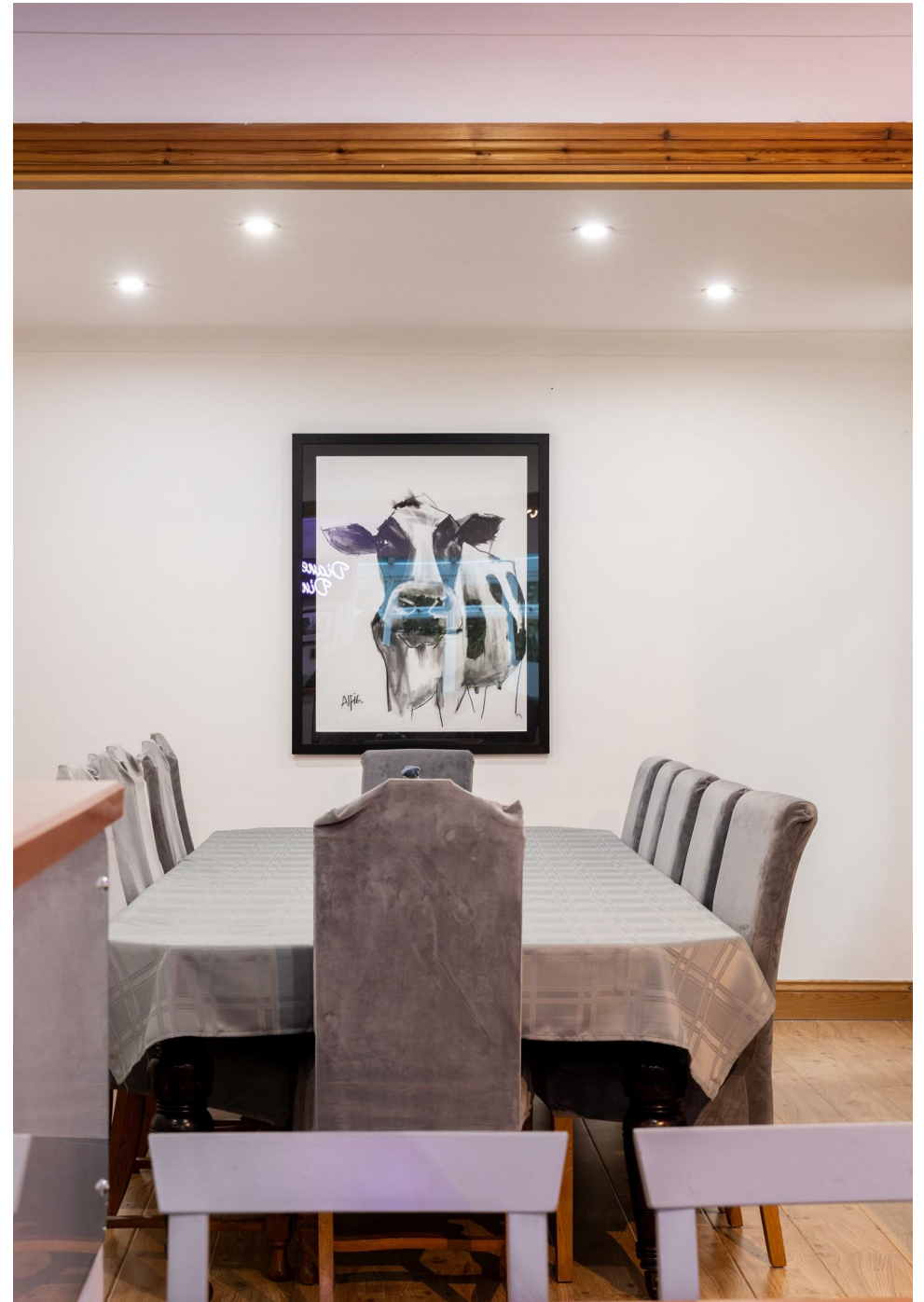
Ascend the staircase to discover a sanctuary of slumber, where three of the five bedrooms boast en-suite shower rooms, ensuring privacy and comfort for all. The family bathroom, a serene oasis of relaxation, offers respite after a long day's work or play. The fourth bedroom is adorned with built-in wardrobes, offering practical storage solutions, while the fifth bedroom, currently configured as a spacious office, caters to the demands of modern-day living.

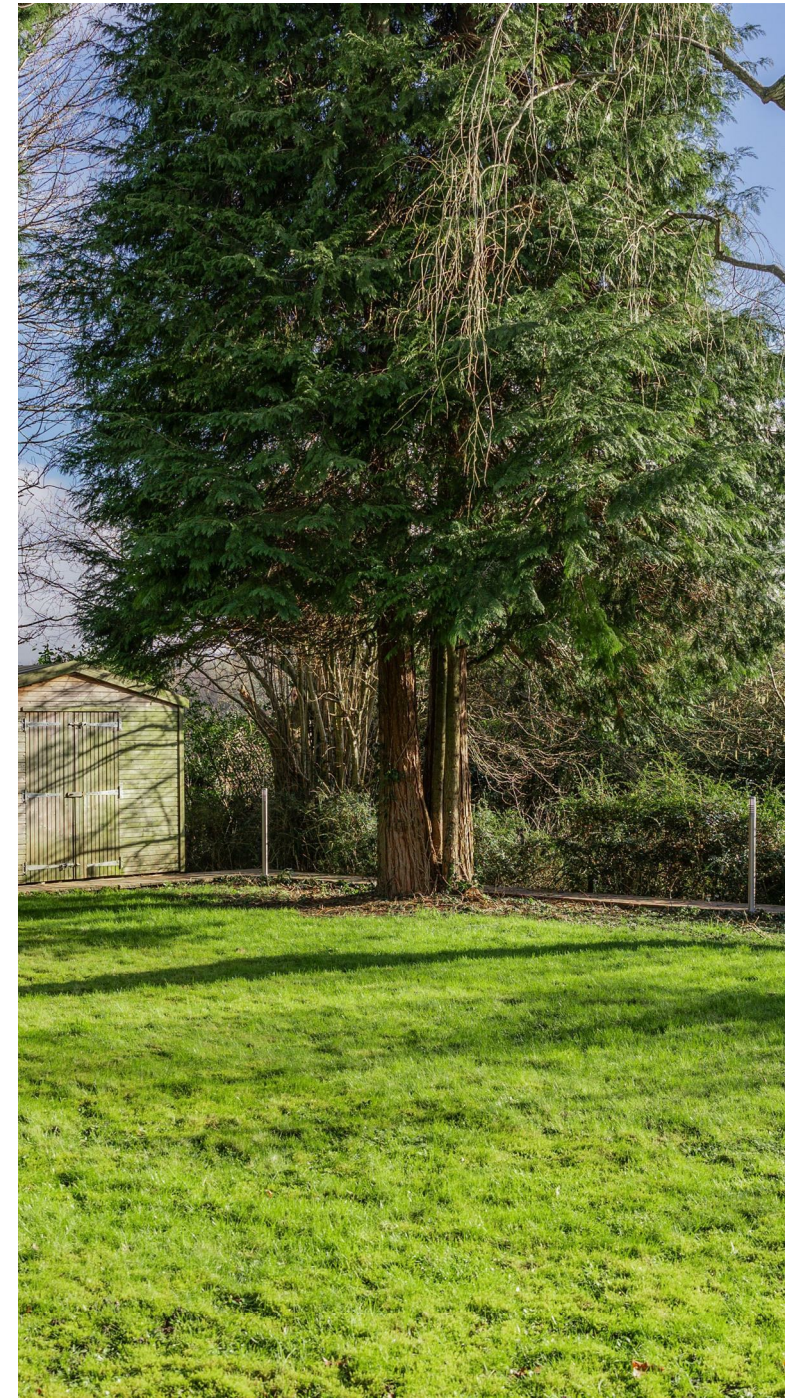


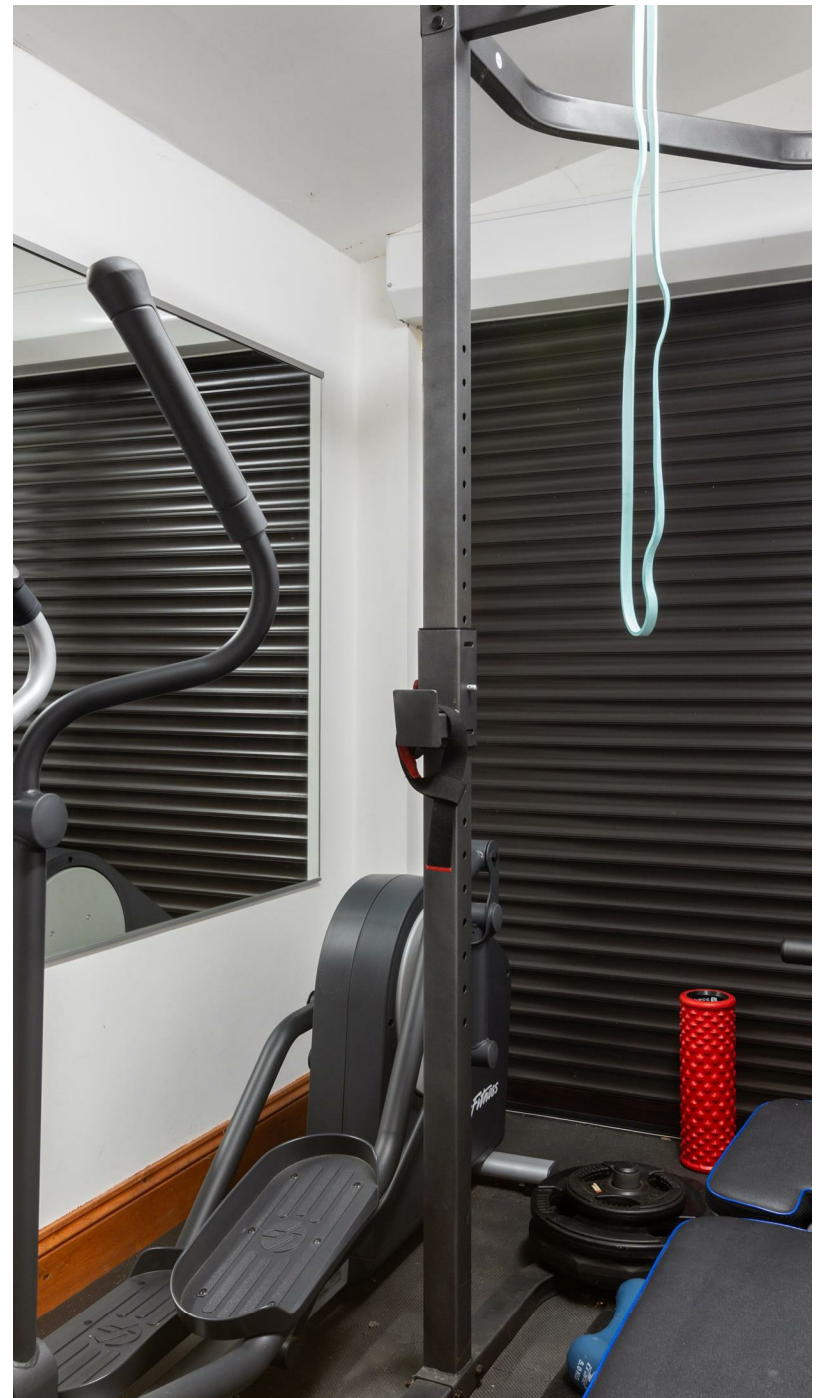
Nestled in the heart of the charming Church Lane in Coulsdon, Surrey, lies a true family haven that has stood as a cornerstone of memories for two decades. Welcome to this expansive five-bedroom, four-bathroom abode, where comfort, functionality, and timeless elegance converge to create the quintessential family retreat.

Surrounded by the verdant embrace of nature, this home overlooks lush trees from both the front and rear, offering a picturesque backdrop for everyday living.

Step outside to discover a vast garden oasis, complete with a charming patio area, perfect for al fresco dining and summer soirées. Additional side access provides ample space for multiple cars to park, ensuring convenience and ease of access for residents and guests alike.







Living on Church Lane in Coulsdon, Surrey, offers a lifestyle immersed in the tranquility of nature, while still being conveniently connected to urban amenities.

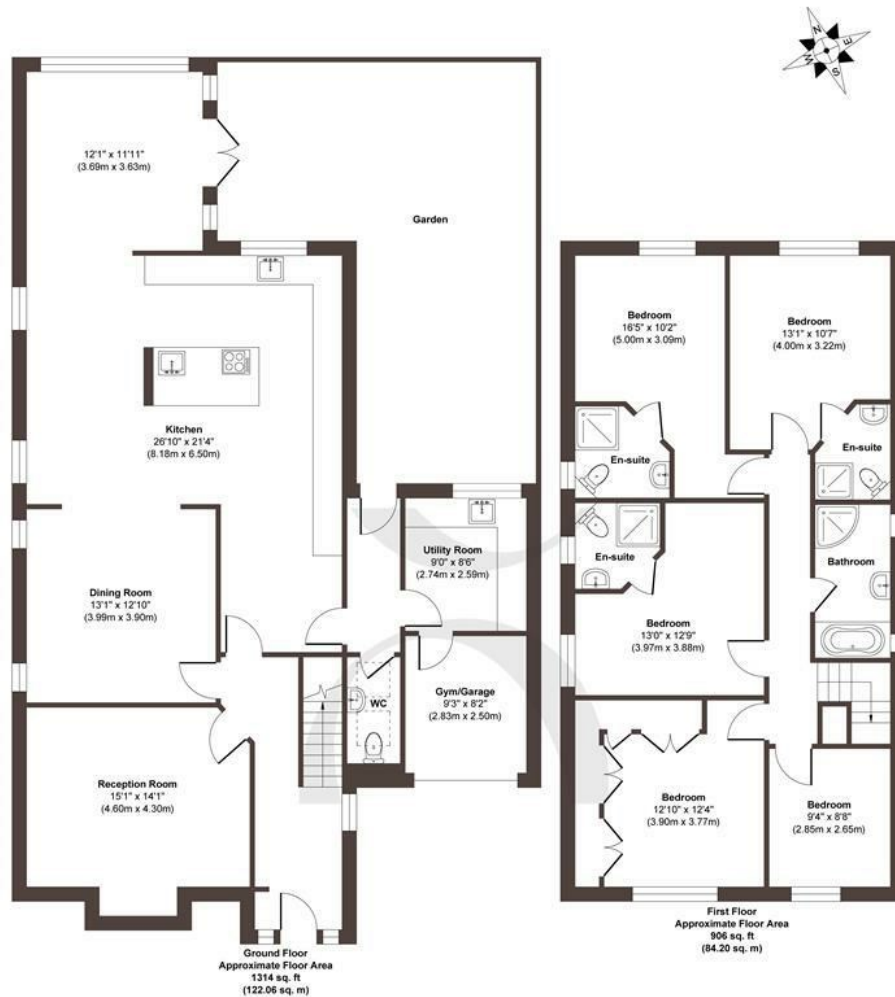
Lose yourself in the beauty of Farthing Downs and Happy Valley, where rolling hillsides and meandering pathways invite exploration and discovery. Whether it's a leisurely stroll with the family or an invigorating hike with friends, the surrounding countryside offers endless opportunities to reconnect with nature and recharge the soul.

Despite its idyllic rural setting, Church Lane boasts excellent transport links, ensuring effortless connectivity to nearby towns and beyond. The Coulsdon South railway station provides swift access to central London, making it ideal for commuters seeking the perfect balance between city convenience and countryside serenity. Additionally, the nearby M25 motorway offers easy access to Heathrow and Gatwick airports, perfect for those with a penchant for travel or business commitments further afield.









Approx. Gross Internal Floor Area
Main House = 2220 sq. ft / 206.26 sq. m (Including Garage/Gym)
Gym/Garage = 76 sq. ft / 7.08 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.
 Produced by Elements Property

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The Details

- Owned and cherished by the current family for over 30 years, a testament to its warmth and comfort.
- Expansive kitchen with enormous island opens onto a sunlit conservatory.
- Versatile front living room, currently a game room, offers potential for a cozy retreat.
- Separate utility room with rear access and boot area enhances household efficiency.
- Large garden offers ample space for outdoor activities, gardening, or relaxation in nature.
- Ideal for social households, offering plenty of space for entertaining and everyday living.
- Coulsdon town is a vibrant hub of shops, eateries, and cultural attractions.

Size
 Approx 2220.00 sq ft

Energy Performance Certificate (EPC)
 Rating E

Council Tax Band
 F



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Let's Talk

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