



**2 Bedrooms | 1 Reception Room | 1 Bathroom**

Coulsdon Road | | Caterham | CR3 5NJ

**£275,000**

**LOFT**

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- Top floor apartment that has been recently modernised
- Bright and spacious throughout, featuring large windows in every room
- Great size reception room with space for dining and plenty of storage throughout
- Chain free and ready to move into
- Added bonus of a private storage shed and off road parking outside
- Shops and public transport on your door step and Caterham town centre is less than 10 minutes away
- Perfect first time buy or investment



You rarely find apartments that feel as big as this one. You do not have to compromise on space, light, storage or location as this home has it all. Also having been recently modernised, you can unpack your bags and move straight in.



## Second Floor

### Hallway

### Reception Room

16'0 x 13'0 (4.88m x 3.96m)

### Kitchen

12'0 x 10'0 (3.66m x 3.05m)

### Bathroom

### Separate W/C

### Bedroom 1

12'9 x 12'7 (3.89m x 3.84m)

### Bedroom 2

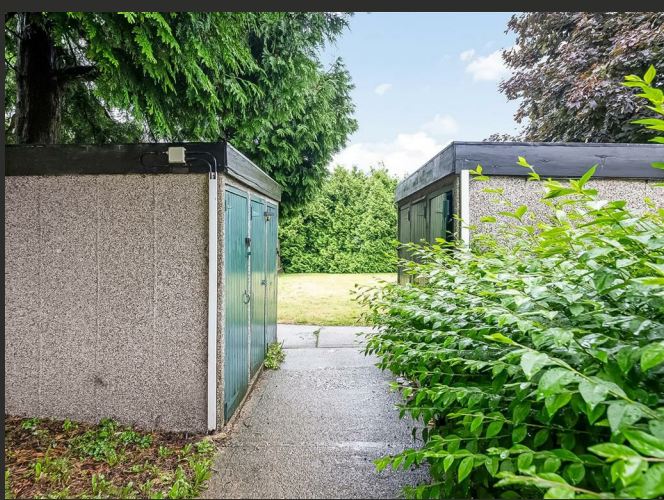
11'0 x 10'0 (3.35m x 3.05m)

### Outside

### Storage Shed

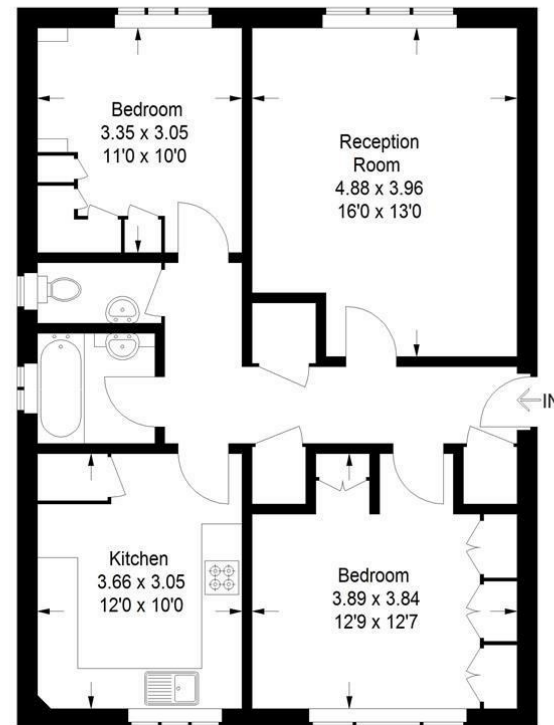
### Communal Gardens

### Communal Parking



## Coulsdon Road, CR3

Approximate Gross Internal Area  
72.7 sq m / 783 sq ft



### Third Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1103782)

EPC Rating: C

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