



4 Bedrooms | 2 Bathrooms | 3 Reception Rooms

Church Lane | Coulsdon | CR5 3RD

Guide price £1,195,000

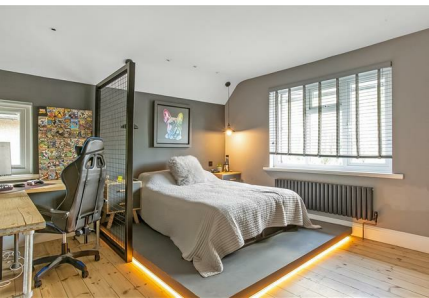
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Church Lane | Coulsdon | CR5 3RD
Guide price £1,195,000

- Breath-taking, chain free detached family home
- Immaculately presented throughout by the current owners and finished to a high specification throughout
- Large rear extension boasting 3.2m high ceilings with roof lights and underfloor heating
- Electric gates with CCTV and fully fitted alarm for added security
- 7m wide bi-fold doors leading onto the beautiful landscaped, level rear garden
- Data cabling points installed in every room
- Flexible accommodation for the whole family with utility, gym, music room and cosy lounge
- All bedrooms are doubles with en-suite and dressing area to primary bedroom
- Tucked away in a leafy corner on the Chipstead/Coulsdon borders, with great schools and transport links accessible



A truly stunning family home with an extensive finish throughout, a keen eye for detail shown in every corner of this home and offered to the market chain free and ready to move in and enjoy!



Ground Floor

Entrance

W.C

Reception Room

15'1" x 14'4" (4.60m x 4.37m)

Reception Room 2

13'1" x 12'8" (3.99m x 3.86m)

Kitchen / Diner

31'8" x 20'3" (9.65m x 6.17m)

Gym

14'1" x 8'1" (4.29m x 2.46m)

Utility Room

13'11" x 5'7" (4.24m x 1.70m)

Garage

17'7" x 14'6" (5.37 x 4.42)

First Floor

Landing

Bedroom / Dressing Room

21'2" x 14'4" (6.46 x 4.38)

En-suite

Bedroom

13'1" x 13" (3.99m x 3.96m)

Bedroom

12'11" x 12'4" (3.94m x 3.76m)

Bedroom

8'10" x 8'8" (2.69m x 2.64m)

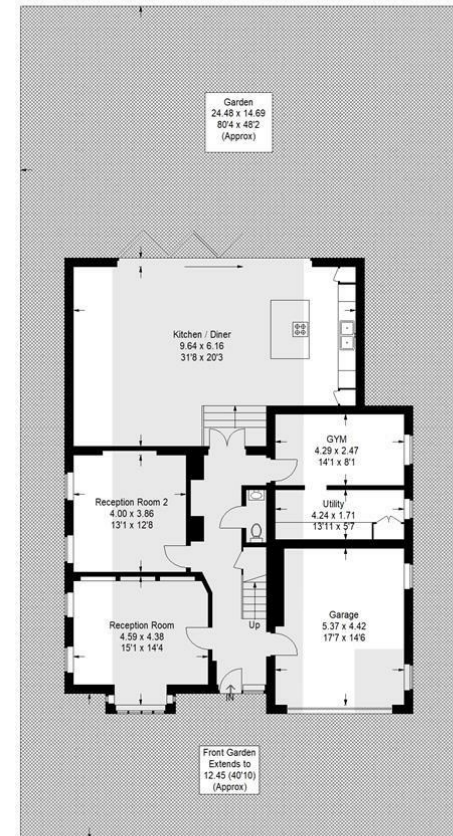
Bathroom

Garden



Church Lane, CR5

Approximate Gross Internal Area
(Including Garage)
241.2 sq m / 2596 sq ft



Ground Floor



First 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. (ID:1209210)

EPC Rating: C

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