PORTFOLIO from barnard marcus

Broadwood Road, Netherne on the Hill

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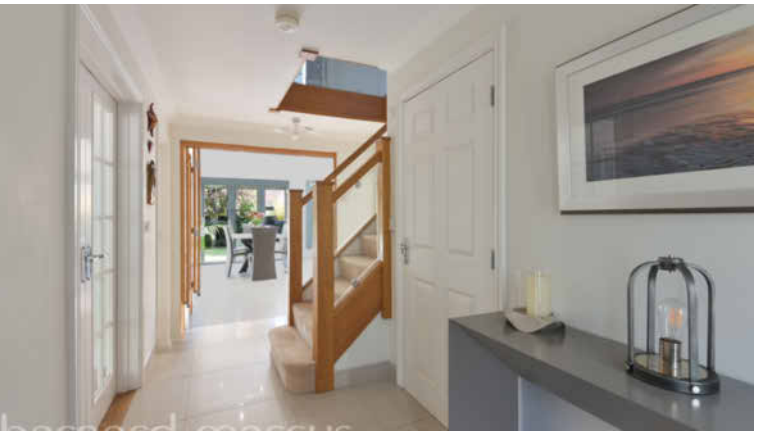
Modern and stylish family home with garage and off-street parking for multiple cars.



This charming detached house offers a well-designed

layout that is perfect for family living. With four generously sized bedrooms, each featuring built-in storage, there's plenty of space to keep your home organized. The master bedroom benefits from its own ensuite
bathroom, while a family bathroom serves the other bedrooms.

The heart of the home is a bright, open-plan kitchen and dining area, ideal for both everyday meals and entertaining. Bi-fold doors seamlessly connect the space to the garden, bringing in natural light and extending the living area outdoors. A generous reception room provides a comfortable space for relaxing, while an additional office or study offers the perfect place to work from home or pursue personal projects.

Downstairs, a convenient W/C adds practicality to the layout. Outside, the garden features a decking area, offering a great spot for outdoor dining or simply enjoying the fresh air. The property also benefits from a garage and a driveway, providing ample off-road parking.
Residents enjoy access to a host of amenities within the village including communal grounds, gym, swimming pool, tennis courts, football pitches, sports clubs and a village hall where community events take place.

Additionally, the village benefits from a village shop and the Netherne Pavilion Cafe.
This home combines space, functionality, and modern living, making it an ideal choice for those looking for a stylish yet practical family home.
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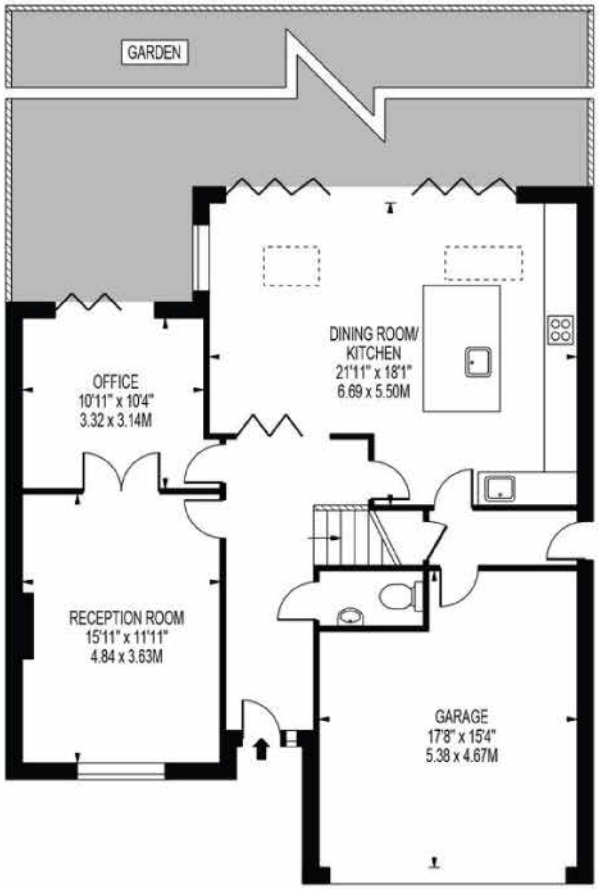
This home combines space, functionality, and modern living, making it an ideal choice for those looking for a stylish yet practical family home.
Sought within the sought-after village-style development of Netherne on the Hill, this property offers a unique blend of countryside tranquility and modern convenience. Surrounded by acres of open green space and woodlands, residents enjoy a peaceful, community-focused environment with access to on-site amenities such as a gym, swimming pool, tennis courts and village shop.
Despite its semi-rural charm, the location is exceptionally well-connected. Coulsdon South and Chipstead Train Stations are just a short drive away, providing fast and frequent links into London Bridge, and London Victoria in under 40 minutes. The M23 and M25 are also easily accessible, making travel to Gatwick Airport, Surrey Towns and beyond, straightforward.
Nearby Coulsdon Town Centre offers a variety of shops, restaurants and cafes, while excellent schools and leisure facilities can be found in the surrounding area. Perfect for those seeking a balance of village living with city accessibility, Netherne on the Hill is one of Surrey's hidden gems!

BROADWOOD ROAD

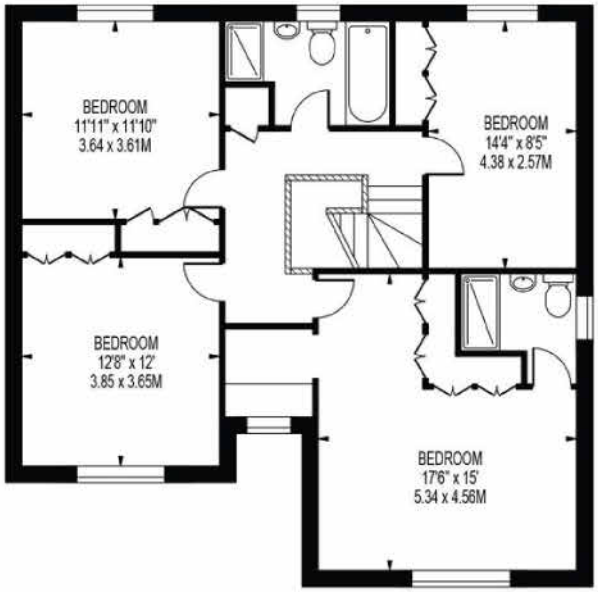
APPROXIMATE GROSS INTERNAL FLOOR AREA: **1826 SQ FT - 169.67 SQ M**

(EXCLUDING GARAGE)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE: **250 SQ FT - 23.18 SQ M**



GROUND FLOOR



FIRST FLOOR

FOR ILLUSTRATION PURPOSES ONLY

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ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
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welcome to

Broadwood Road, Netherne on the Hill

An opportunity to own a beautiful four bedroom detached family home in the highly desirable Netherne on the Hill.

ASKING PRICE

£900,000

- Four Bedroom Detached Home
- Open Plan Kitchen/Diner
- Office/Study
- Garage & Driveway

EPC Rating: C
Council Tax Band: G
Tenure: Freehold

PORTFOLIO from barnard marcus

To find out more information or to arrange a viewing call

020 8651 6363

or email Sanderstead@barnardmarcus.co.uk
Station Approach, Sanderstead, South Croydon, Surrey CR2 0PL
barnardmarcus.co.uk

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The Property Ombudsman

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