

Cromwells



**Buckland Way, Worcester Park, KT4 8NP**  
**Offers in Excess of £575,000**

Ideally located is this beautiful, extended 3 bedroom family home. The property offers extended and recently fitted kitchen with bifold doors to garden, modern bathroom, off street parking for 2 cars, detached garage and private rear garden, overlooking allotments. Situated within close proximity to a selection of great local schools including Dorchester Primary school, Worcester Park mainline station and other amenities. Internal viewing highly recommended.

Impressive Extended Kitchen/Diner · Off Street Parking For 2 Cars  
Modern Bathroom · Private Rear Garden

**Porch -**

Tiled flooring, double glazed window to side aspect.

**Lounge - 16' 5" x 11' 6" (5.00m x 3.50m)**

Double glazed windows to front aspect, fitted blinds, double panel radiator, wood floor, further double panel radiator with decorative cover, stairs to 1st floor landing, door to

**Kitchen/Diner - 15' 5" x 14' 11" (4.70m x 4.54m)**

Modern shaker style wall mounted units, with matching cupboards and drawers below, marble style work surfaces, ceramic sink and drainer, integrated double oven, integrated electric hob with extractor above, space for washing machine, integrated dishwasher, Fridge Freezer and bins, tiled flooring, Velux windows, bifold doors to garden.

**Stairs to 1st Floor -**

Double glazed window to side aspect, carpeted, storage cupboard, loft access, (Insulated, boarded, Led lighting), door to



**Bedroom 1 - 11' 5" x 10' 4" (3.48m x 3.15m)**

Double glazed windows to front aspect, fitted blinds, double panel radiator, carpeted, range of fitted wardrobes.

**Bedroom 2 - 10' 0" x 8' 6" (3.05m x 2.59m)**

Double glazed window to rear aspect, fitted blinds, double panel radiator, carpeted, range of fitted wardrobes.

**Bedroom 3 - 8' 2" x 6' 0" (2.49m x 1.83m)**

Double glazed window to front aspect, fitted blinds, double panel radiator, carpeted.

**Bathroom -**

Modern white 3 piece suite comprising, P shape bath with shower overhead and hand shower, wash hand basin, tiled walls and floor, double glazed window to rear aspect.

**Garden -**

Fence enclosed, artificial lawn area, plant borders, paved area, rear access gate, access to garage.

**Garage - 16' 7" x 12' 2" (5.05m x 3.71m)**

Up and over door, power and Led lighting.

**Front -**

Driveway providing off street parking.



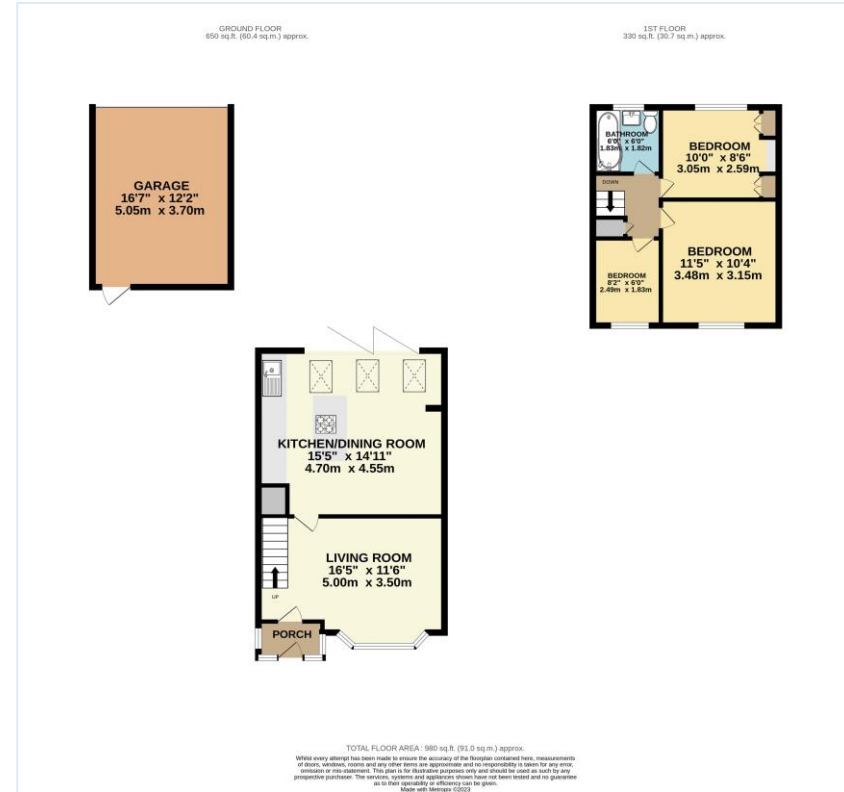
Council Tax -  
Tenure - Freehold  
Square Foot - 980 (91 sq m)

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Disclaimer

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		

