



25 VALE ROAD MITCHAM, CR4 1NP

£525,000
FREEHOLD

*** A BEAUTIFULLY PRESENTED THREE BEDROOM EXTENDED END OF TERRACE HOUSE FORMING PART OF THIS SOUGHT AFTER ROAD ***

The property features gas central heating, double glazing, modern kitchen and bathroom suite with shower cubicle and off street parking to the front. In addition to these features the property benefits from a ground floor shower room with WC, good size workshop which could be utilised as an office.

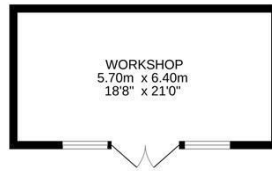
The property has been very well looked after over the last 20 years by the current owners and benefits from a number of fitted wardrobes and fitted cupboards which enhance the living space.

We would thoroughly recommend an internal viewing to fully appreciate the properties overall condition.

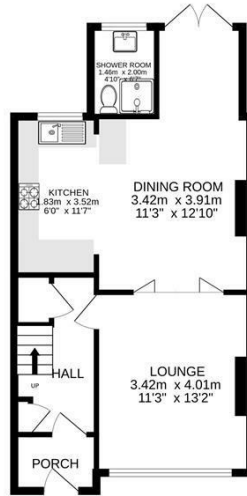
Vale Road is a popular residential road offering access to local shops and transport facilities.



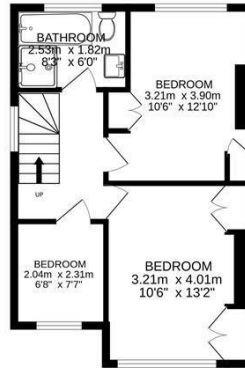
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WORKSHOP
5.70m x 6.40m
18'8" x 21'0"



Ground floor
66.0 sq.m. (710 sq.ft.) approx.



1st floor
39.0 sq.m. (420 sq.ft.) approx.

TOTAL FLOOR AREA: 105.0 sq.m. (1130 sq.ft.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
Made with Memento CS23A



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			87
(81-91) B			
(69-80) C		67	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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