



421 Selsdon Road
South Croydon, CR2 7AD

Guide Price £575,000

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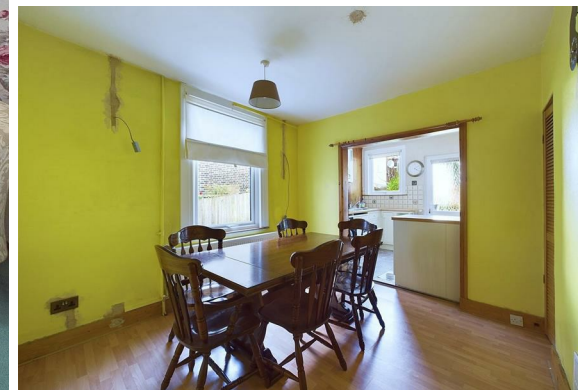
Guide Price £575,000 - £600,000

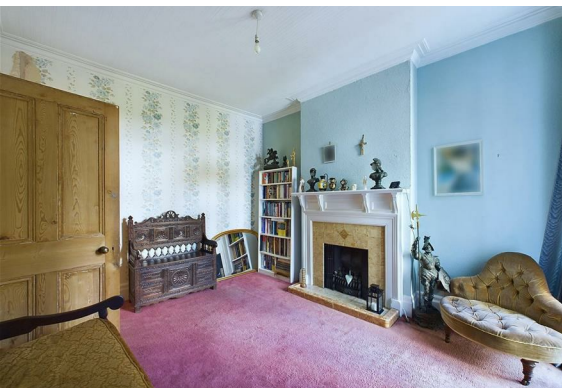
Discover this charming and spacious 4-bedroom Edwardian semi-detached house, brimming with original period features. The property boasts a welcoming living room with a bay window, a dining room, a breakfast room, and a kitchen. A cellar provides convenient storage space.

On the first floor, you'll find three generously sized double bedrooms, a bathroom, and a separate W/C. The second floor features a large bedroom and an additional storage room, perfect for conversion into an office or an extra bathroom.

The exterior is a standout feature, with the property exuding curb appeal. A well-maintained front garden with steps leading to the house enhances its charm. The mature rear garden offers a delightful mix of lawn, patio area, and shrubs, complete with side access.

Located just moment away from South Croydon and Sanderstead station along with a number of bus routes, this home offers excellent transport links. The current owners have initiated significant home improvements, including updated electrics, a new boiler, and a modern heating system. This property is ready for someone with vision to move in and make it their own.





Porch
4'9" x 4'0" (1.45m x 1.24m)

Entrance Hall
22'10" x 5'4" (6.96m x 1.63m)

Living Room
15'6" x 11'7" (4.73m x 3.54m)

Dining Room
12'7" x 10'4" (3.86m x 3.16m)

Breakfast Room
10'5" x 9'9" (3.19m x 2.99m)

Kitchen 2.27m x 3.39m

Cellar

Landing/Hallway
6'9" x 5'5" (2.08m x 1.66m)

Bedroom
12'8" x 11'2" (3.88m x 3.41m)

Shower Room
6'9" x 4'7" (2.08m x 1.41m)

Bedroom
12'8" x 11'0" (3.87m x 3.36m)

Bedroom
10'3" x 9'7" (3.13m x 2.93m)

WC
2'9" x 5'4" (0.86m x 1.65m)

Bathroom
4'4" x 6'11" (1.33m x 2.11m)

Landing
2'6" x 5'5" (0.78m x 1.67m)

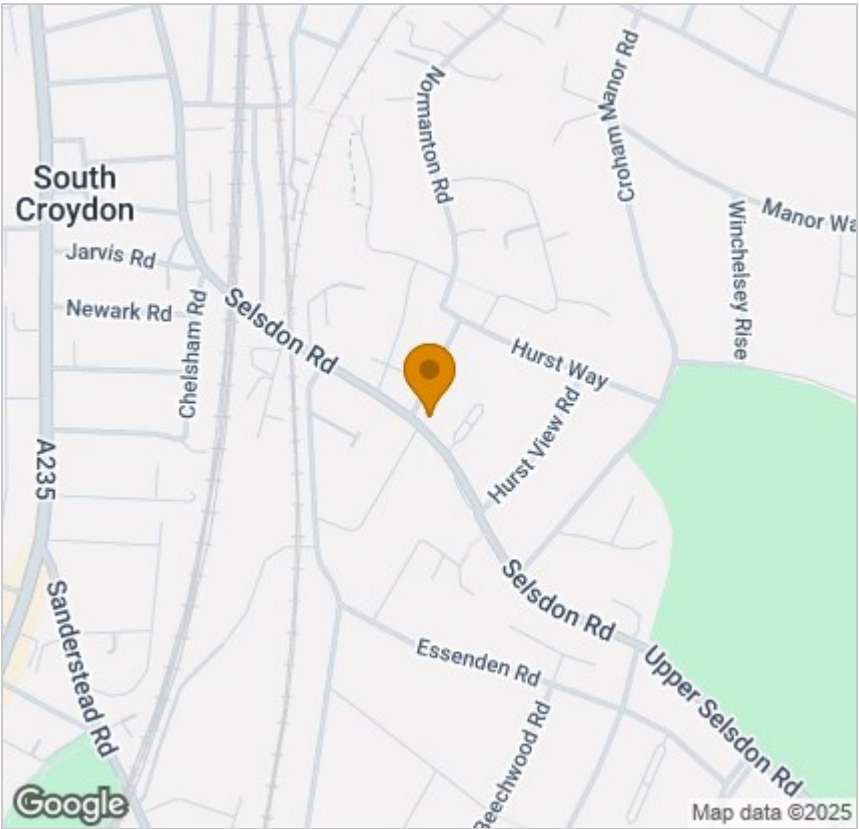
Store Room
18'6" x 9'7" (5.65m x 2.94m)

Bedroom
15'3" x 16'10" (4.65m x 5.14m)

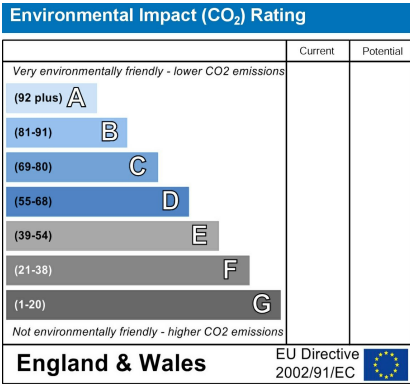
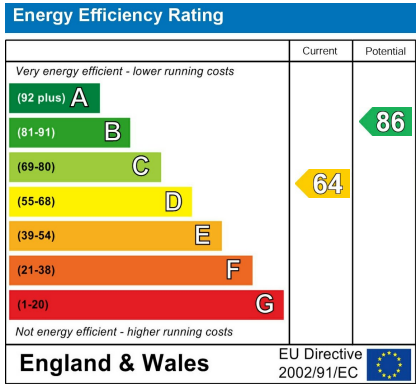
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Coulsdon Sales Office on 0208 763 8878 if you wish to arrange a viewing appointment for this property or require further information.



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