



**6 Netherne Lane**  
Coulson, CR5 1NP

**£449,950**



## 6 Netherne Lane

Coulsdon, CR5 1NP

A charming and deceptively spacious three bedroom cottage style property with stunning views across countryside. This much loved property has been updated by its current owners and is offered to the market in good decorative order throughout. It boasts many features including a modern fitted kitchen and bathroom, and a really lovely rear garden with patio area.

The property comprises, driveway with parking and lawn area, front door, entrance hall, lounge, dining room, bathroom, and kitchen. Upstairs are three bedrooms. The rear garden has a large patio and lawn area, with rear access.

Netherne Lane is situated on the outskirts of Netherne On The Hill, and is surrounded by open countryside providing stunning walks and nature trails. There is also an option to join Netherne Village for a yearly subscription which entitles you to swimming pool, gym, tennis court and much much more. (more details available upon request). It offers easy access to the M23, and Coulsdon South Station is 2.5km away.

Call now to arrange a viewing

There is an optional monthly fee of £60 to allow access to Netherne Gym, swimming pool and social facilities.





entrance hall  
9'11 x 5'5 (3.02m x 1.65m)

living room  
12'3 x 10' (3.73m x 3.05m)

dining room  
11'3 x 9' (3.43m x 2.74m)

kitchen  
11'4 x 6'8 (3.45m x 2.03m)

bathroom  
10' x 5'5 (3.05m x 1.65m)

stairs to

1st floor landing

bedroom 1  
14' x 10'3 (4.27m x 3.12m)

bedroom 2  
11'8 x 7'4 (3.56m x 2.24m)

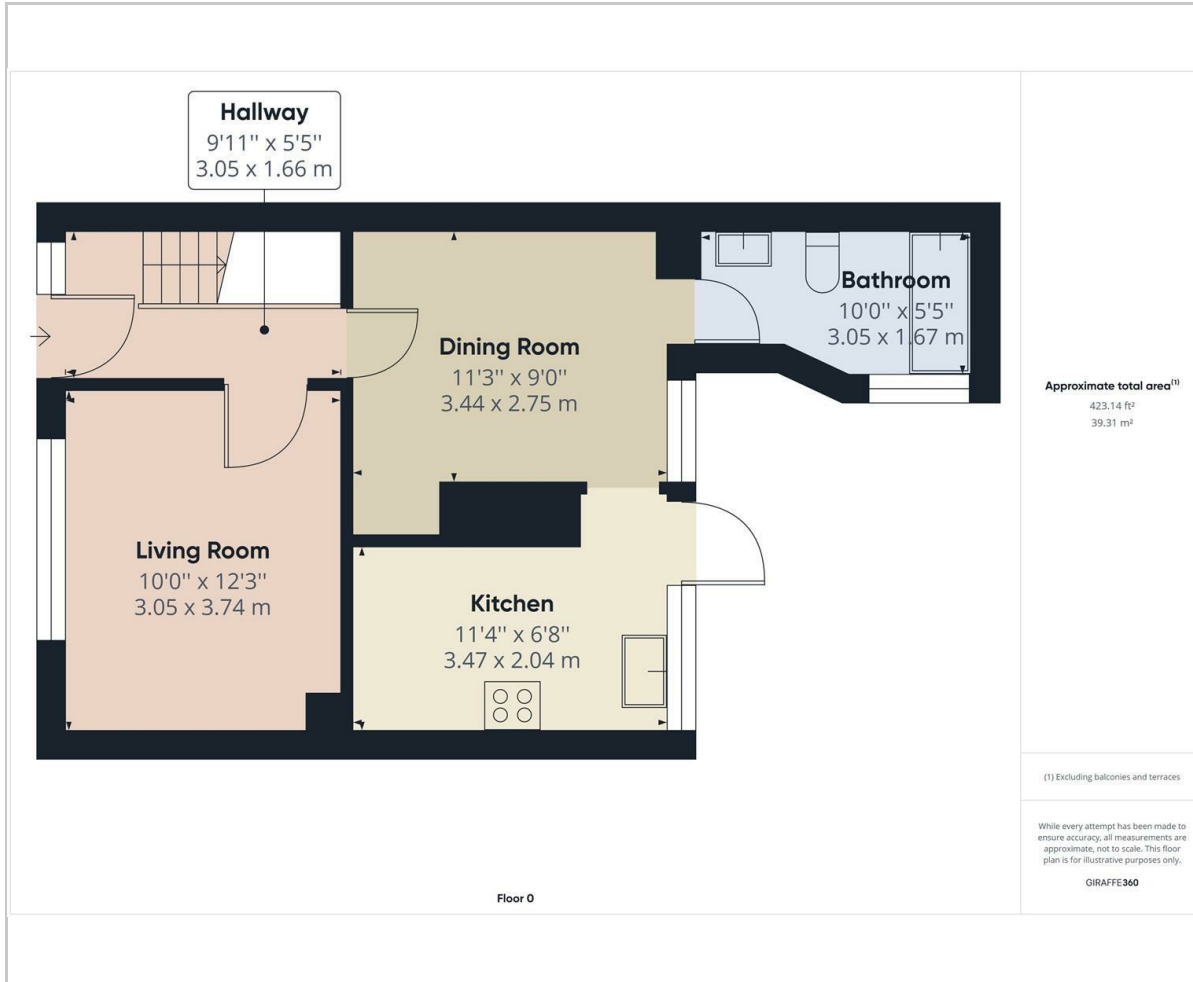
bedroom 3  
9' x 8'5 (2.74m x 2.57m)

rear garden

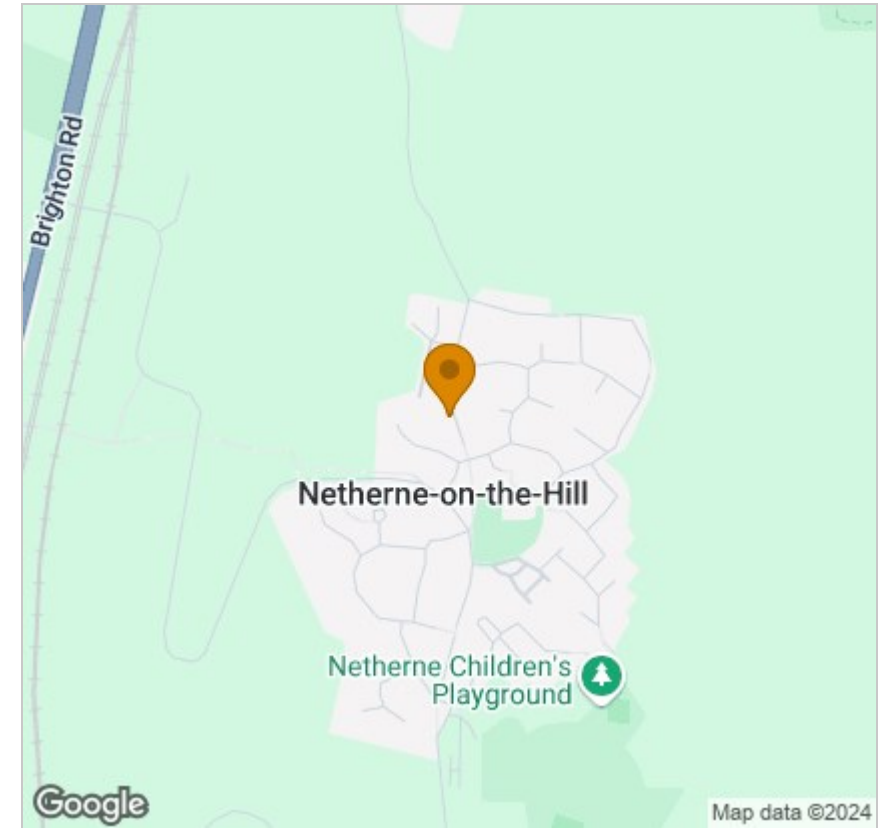
front garden

parking

## Floor Plan



## Area Map



## 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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## Energy Efficiency Graph

