



96 Mead Way
Coulson, CR5 1PH

Offers Over £485,000



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Charming 2-Bedroom Bungalow with Panoramic Views, & Sun seen South facing garden – Mead Way, Coulsdon
New to the market for summer, this beautifully refreshed 2-bedroom semi-detached bungalow offers a rare opportunity to secure a home in one of Coulsdon's most sought-after locations. Nestled on an elevated plot along the ever-popular Mead Way, this double-fronted home enjoys sweeping views across the Downs and towards the iconic London skyline.

Recently updated for sale, including fresh external painting and decorative touch-ups, the property is ready for immediate occupation yet offers further potential for extension. Many homes along the street have successfully expanded into the loft space (subject to planning), creating additional living areas or bedrooms.

Inside, you'll find two generous front-facing bedrooms, while the spacious main living area at the rear takes full advantage of the scenic garden outlook' the back gate of the garden leads to New Hill & Happy Valley woodland', . The extensive rear garden provides a tranquil outdoor retreat with space to relax, entertain, or develop further.

Additional features include:

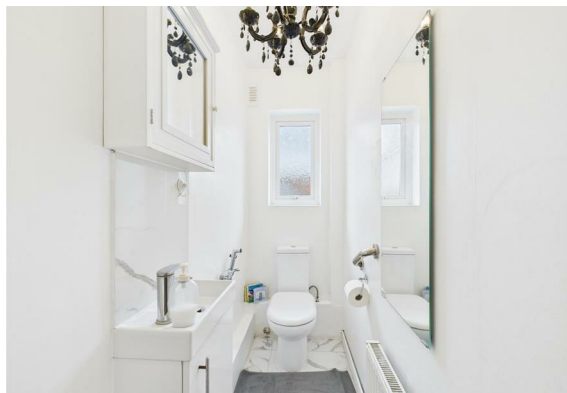
Off-street parking for two vehicles

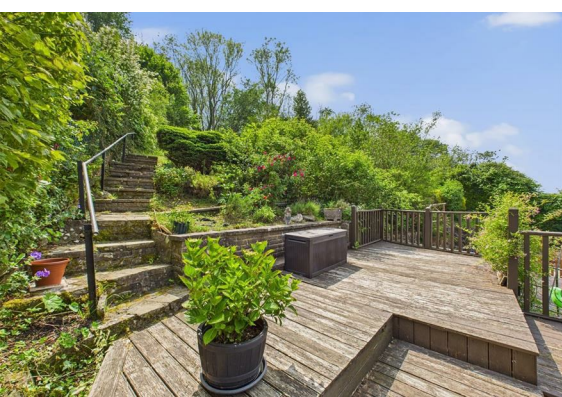
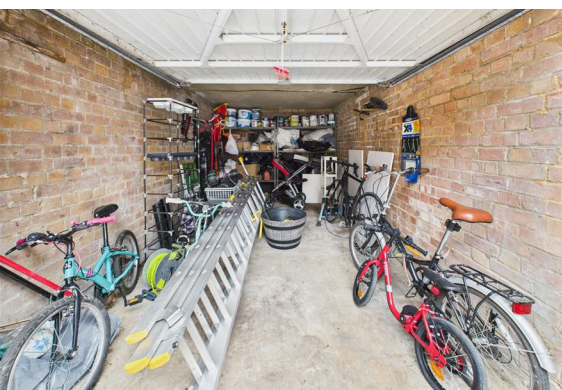
Quiet, elevated position with privacy

Close proximity to well-regarded local schools

Convenient access to Coulsdon South station – ideal for commuters

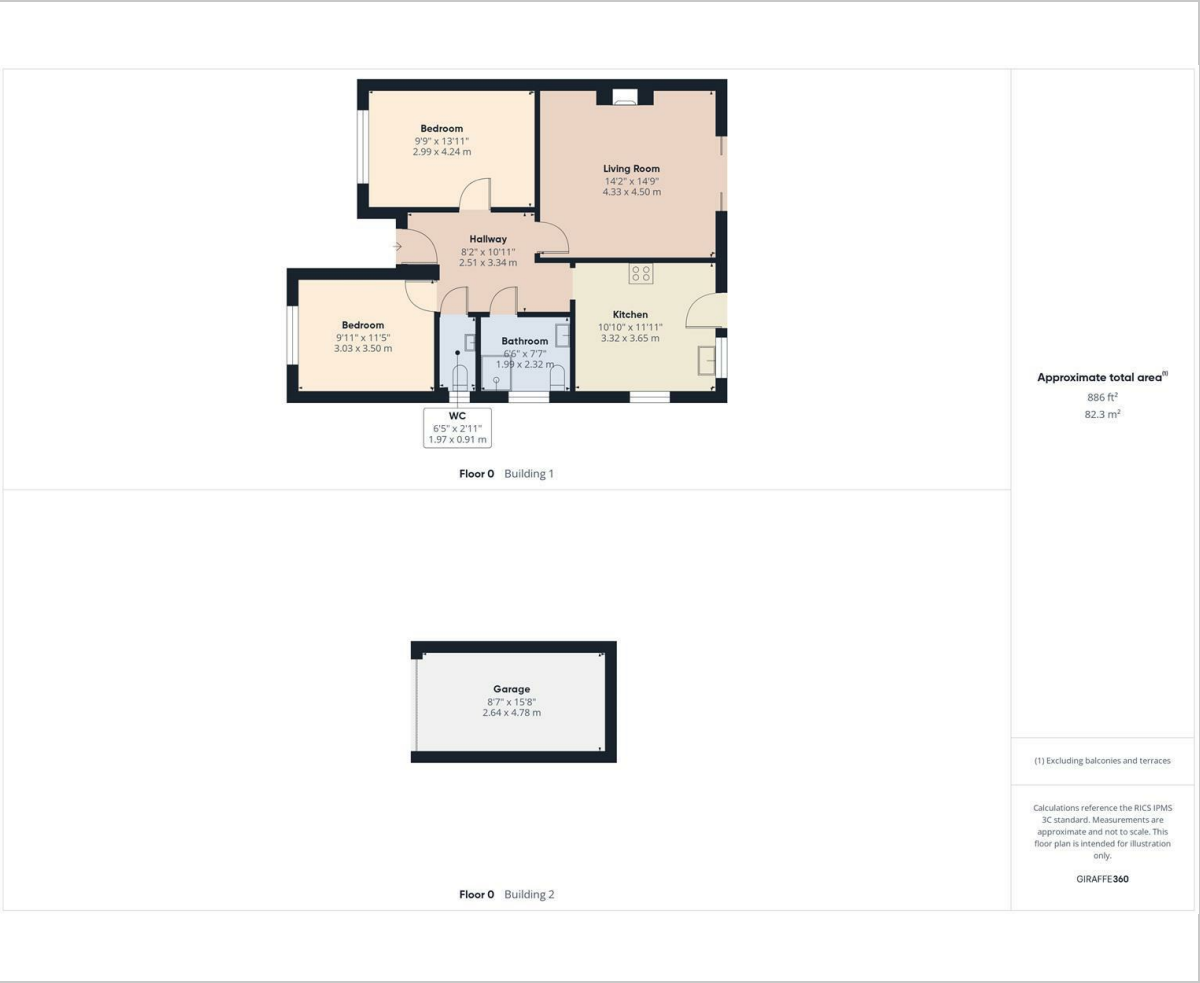
This is an excellent opportunity to secure a well-located home with scope to grow. Early viewing is highly recommended.





- Entrance hallway
- Lounge
- Kitchen/diner
- Bedroom
- Bedroom
- Bathroom/WC
- Garden
- Parking

Floor Plan



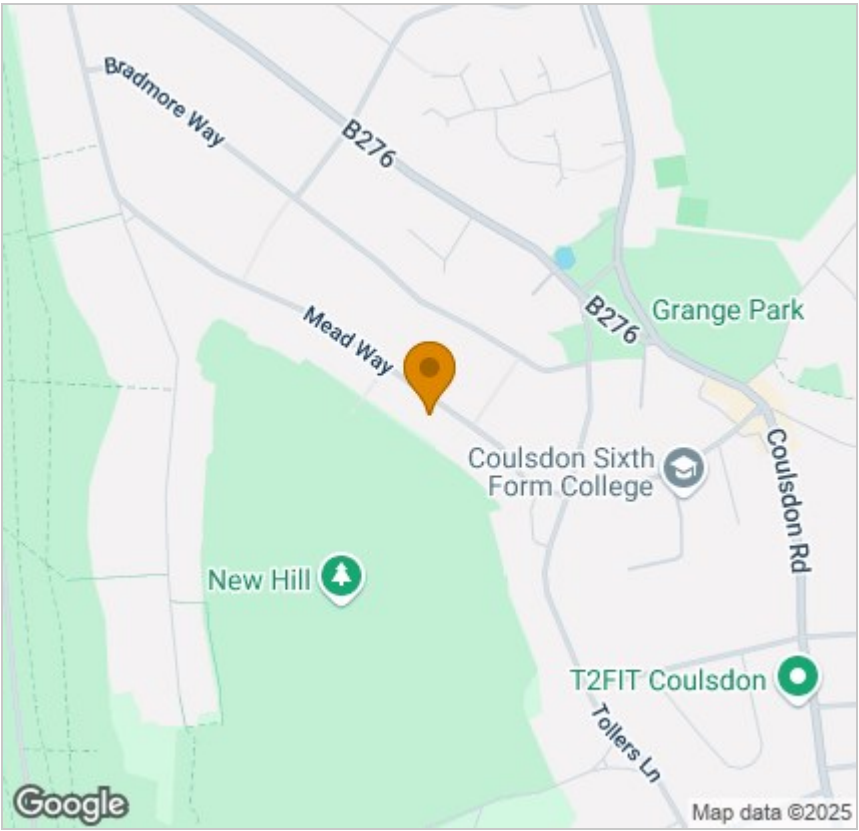
Viewing

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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Area Map



Energy Efficiency Graph

