

Belmont Road, London, SE25 4QG



## House - End Terrace

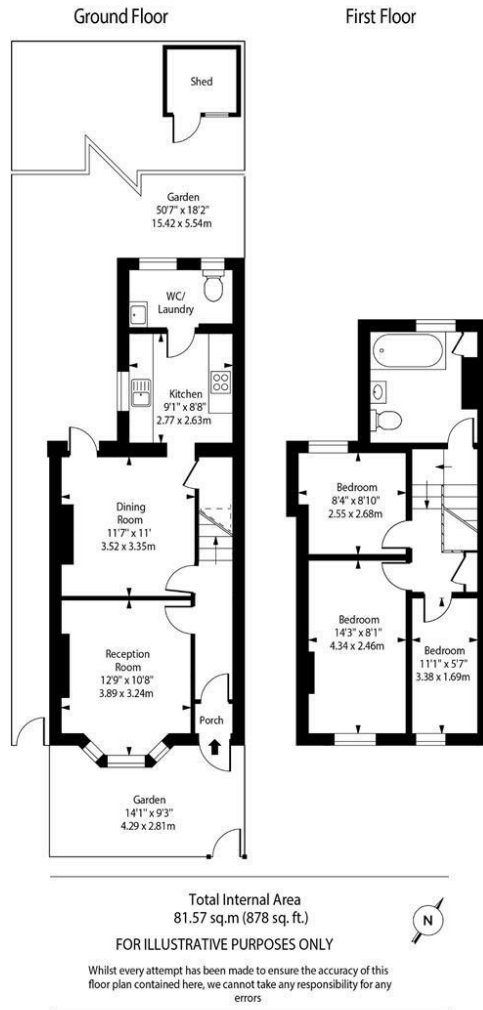
- GUIDE PRICE £525,000 - £550,000
- Placed In A Tree Lined Side Road
- Recently Modernised
- New Kitchen With Oven & Hob
- Additional Downstairs Cloakroom/WC/Utility Room
- Victorian Style End Of Terrace Three Bedroom Family House
- The Sought After Country Park Area
- Attractive New Neutral Décor
- New Upstairs Bathroom In White
- No Onward Chain - We Hold Keys

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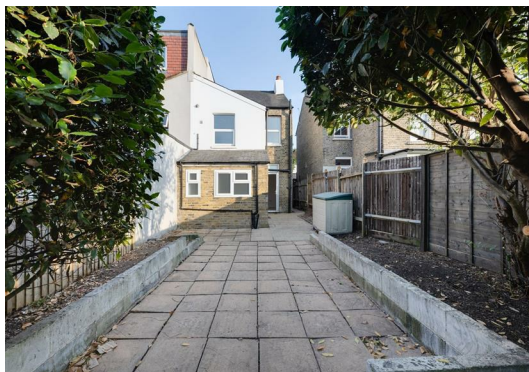
Nestled in the picturesque Belmont Road this delightful 3-bedroom end terrace house offers a perfect blend of Victorian charm and modern comfort. Situated in the highly sought-after Country Park area, this property is a true gem waiting to be discovered. Recently modernised, this home features a contemporary kitchen with brand-new appliances, a pristine newly fitted white bathroom upstairs, and a versatile cloakroom/WC/utility room downstairs. Further benefits include two separate reception rooms with the dining room having access to the rear garden. The house is designed for your comfort with double glazing and gas central heating, ensuring a cosy atmosphere all year round. Convenience is key with this property, as it is offered with no onward chain, making it move-in ready for its new owners. The location is superbly connected, with local buses, tram link and Norwood Junction BR/Overground Stations nearby, providing easy access to London for all your commuting needs. If you are looking for a charming family home that seamlessly combines classic elegance with modern amenities, then this Victorian-style house on Belmont Road is a must-see. Don't miss out on the opportunity to make this beautiful property your own - book your viewing today and experience the unique charm and excellent features this home has to offer.

Tenure: Freehold - Croydon Council tax band C - EPC RATING D - On road parking

We carry out best endeavours to make our marketing material accurate and reliable, however they do not form part of any contract and are not to be relied upon. Any buyers are advised to seek verification from their solicitor or surveyor. For broadband and mobile phone coverage at the property in question please visit: <https://checker.ofcom.org.uk/>



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>85</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>62</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



Whilst you are at liberty to use any firm of solicitors of your choice, Homecastle can, if requested, recommend solicitors.

If you choose Cook Taylor Woodhouse solicitors from our list, Homecastle will receive a £150 referral voucher.

If you require clarification on any point please contact us particularly if travelling some distance to view. All services appliances, fittings and central heating etc (if applicable) have not been tested by our company. Measurements are taken by laser tape to the widest point of the room, are approximate and may be subject to a margin of error. Lease, ground rent, maintenance and garden details (if applicable) cannot at present be relied upon as being correct. We are awaiting clarification from the vendor's solicitors. The description of this property is only the opinion of our Company.