



- Spacious Lounge
- Three Bedrooms
- Dining Room With Door to Conservatory
- Gas Central Heating

Lower Addiscombe Road, Addiscombe, Croydon, CR0 7AE

LOCATION, LOCATION! The property is situated in a prime location within easy access of Addiscombe and East Croydon station. Having three bedrooms and an upstairs bathroom/wc to the first floor and two reception rooms and a spacious kitchen to the ground floor. Outside you will find a lovely lawned garden.
EPC Rating D. Tax Band D.

Asking Price Of £425,000



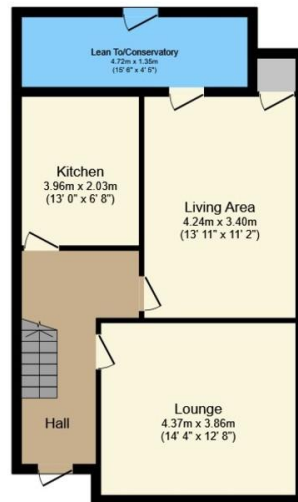
Property Description

LOCATION, LOCATION! The property is situated in a prime location within easy access of Addiscombe and East Croydon station. Having three bedrooms and an upstairs bathroom/wc to the first floor and two reception rooms and a spacious kitchen to the ground floor. Outside you will find a lovely lawned garden.

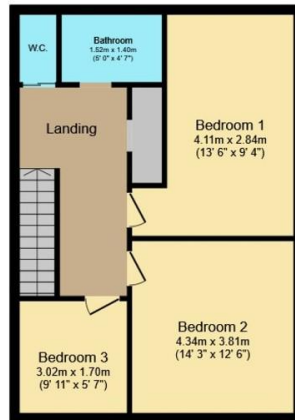
EPC Rating D. Tax Band D.







Ground Floor
Floor area 63.5 m² (684 sq.ft.)



First Floor
Floor area 54.8 m² (590 sq.ft.)

TOTAL: 118.3 m² (1,274 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

%epcGraph_c_1_334%

49 Lower Addiscombe Road,
Croydon, Surrey, CR0 6PQ

www.bensonpartners.co.uk
02086670121
eastcroydon@bensonpartners.co.uk

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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 are advised to recheck the measurements