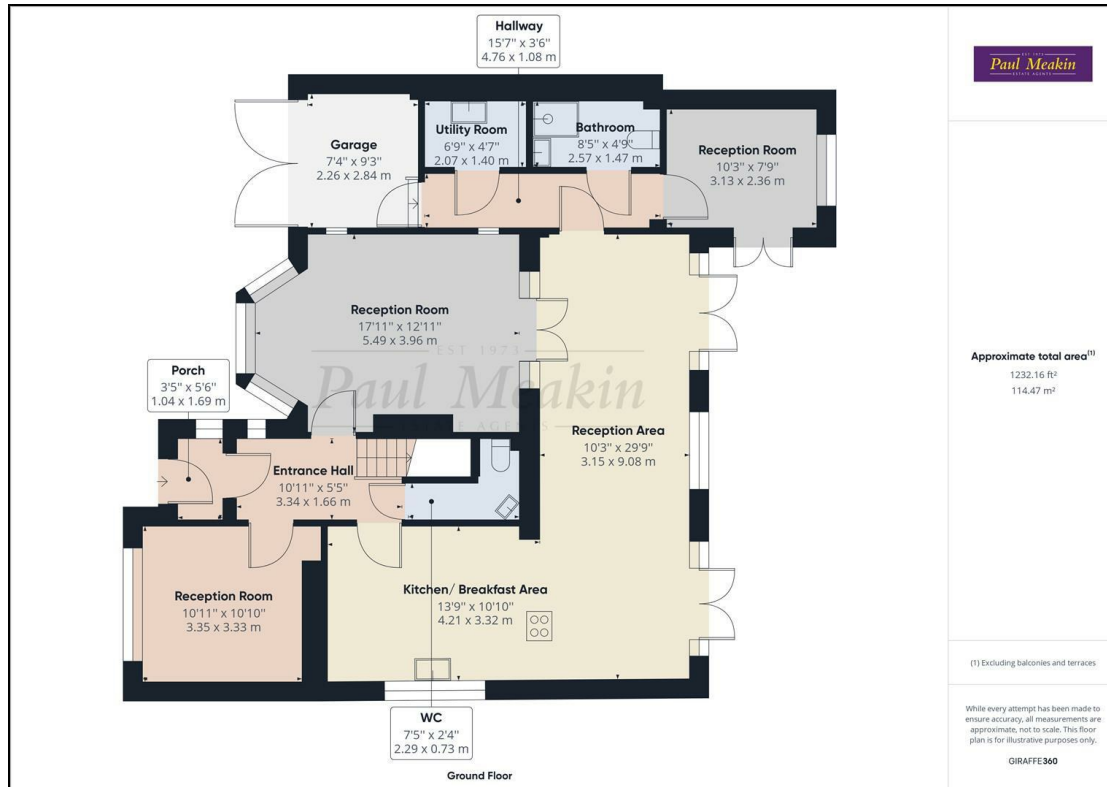
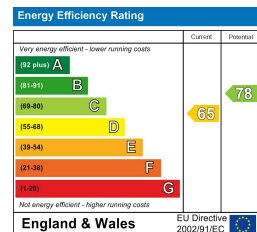
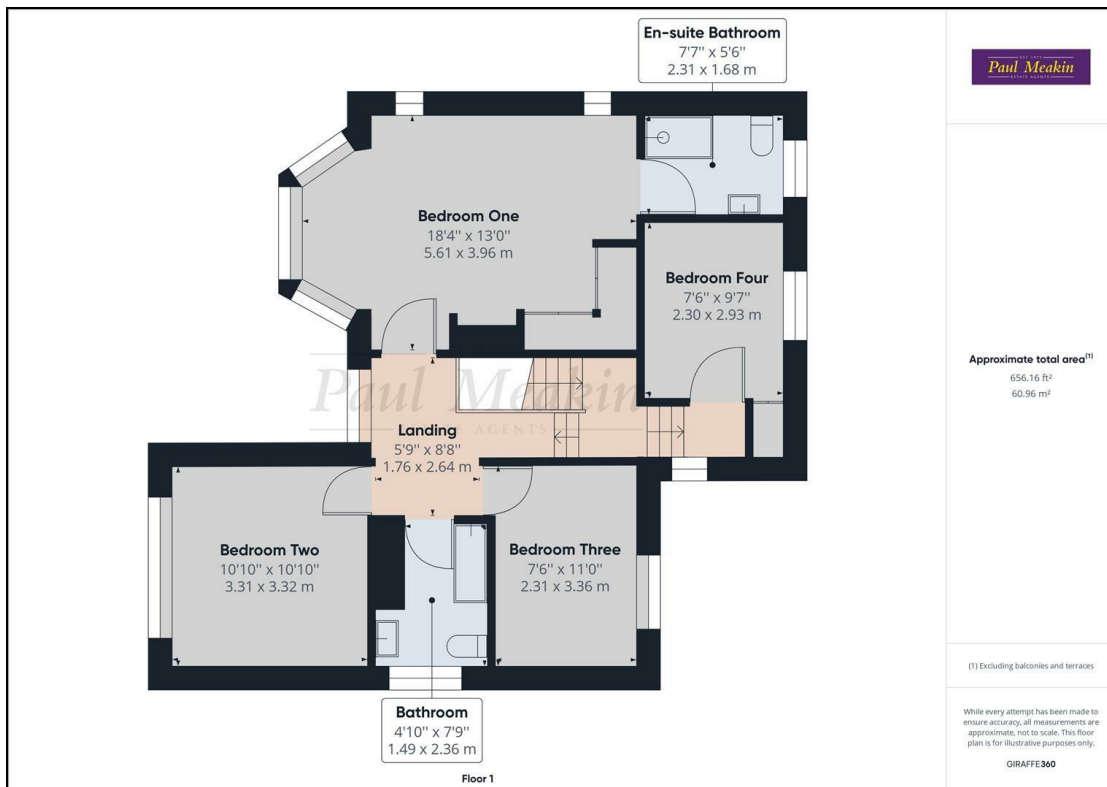


- Porch  
3'4" x 5'6" (1.04 x 1.69)
- Entrance Hall  
10'11" x 5'5" (3.34 x 1.66)
- Kitchen/ Breakfast Area  
13'9" x 10'10" (4.21 x 3.32)
- Reception Area  
10'4" x 29'9" (3.15 x 9.08)
- Downstairs WC  
7'6" x 2'4" (2.29 x 0.73)
- Reception Room  
18'0" x 12'11" (5.49 x 3.96)
- Reception Room  
10'11" x 10'11" (3.35 x 3.33)
- Utility Room  
6'9" x 4'7" (2.07 x 1.40)
- Downstairs Shower Room  
8'5" x 4'9" (2.57 x 1.47)
- Reception Room  
10'3" x 7'8" (3.13 x 2.36)
- Garage  
7'4" x 9'3" (2.26 x 2.84)



- Landing
- Bedroom One  
18'4" x 12'11" (5.61 x 3.96)
- En suite  
7'6" x 5'6" (2.31 x 1.68)
- Bedroom Two  
10'10" x 10'10" (3.31 x 3.32)
- Bedroom Three  
7'6" x 11'0" (2.31 x 3.36)
- Bedroom Four  
7'6" x 9'7" (2.30 x 2.93)
- Bathroom  
7'6" x 11'0" (2.31 x 3.36)
- Garden



TAX BAND: F

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



EST 1973  
**Paul Meakin** £1,000,000 Briton Crescent, South Croydon, CR2 0JN  
 ESTATE AGENTS



- Chain Free
- Four reception rooms
- Three bathrooms
- Four bedrooms
- Level large garden
- Off street parking via driveway
- Good locations for schools and station

A 'Chain Free' extended four bedroom three bathroom detached family house situated in a popular residential road. Internally this well presented property offers four reception rooms plus an impressive kitchen breakfast room enjoying direct access to a large level garden plus a good frontage providing ample off street parking driveway. The first floor offers a bright and airy split landing with four bedrooms and two bathrooms. This home is perfect for growing families looking to enjoy the space and great location, within easy access to local amenities including shops, train stations giving access into London and selection of primary and secondary schools. Your earliest viewing is advised to appreciate location presentation and size. Planning permission was granted (now lapsed) for additional bedroom above side garage extension.

EPC- D and Council tax band - F

