

Ground Floor



Floor 1

Paul Meakin
ESTATE AGENTS

Approximate total area⁽¹⁾
1388.01 ft²
128.95 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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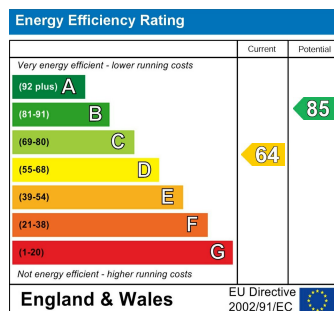


EST 1973
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£500,000 Old Farleigh Road, South Croydon, CR2 8PB



Paul Meakin are delighted to welcome to the market this extremely well presented and extended three bedroom semi detached family home which internally benefits from a large living room measuring 28'8 x 12'4, refitted kitchen with soft closing units, refitted shower room, landscaped rear garden, double glazed windows throughout, gas central heating via radiators, tandem garage with electric garage door and off street parking. This property is conveniently located for Selsdon High Street with its variety of shops and amenities, both the 433 and 64 bus services to surrounding areas and Croydon High School. This property really does warrant your earliest viewing. Freehold/ Croydon council tax band E/ EPC D.



TAX BAND: E

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

Porch

Entrance Hall

Kitchen

17'11 x 6'9 (5.46m x 2.06m)

Living Room

28'8 x 12'4 (8.74m x 3.76m)

Landing

Bedroom

16'7 x 10'6 (5.05m x 3.20m)

Bedroom

12'0 x 11'7 (3.66m x 3.53m)

Bedroom

8'7 x 6'4 (2.62m x 1.93m)

Shower Room

Garden

Tandem Garage

33'3 x 9'5 (10.13m x 2.87m)

Off street parking

