



2 Crozier Drive, South Croydon - CR2 8DX

In Excess of £925,000





2 Crozier Drive

South Croydon

Situated in a sought-after cul-de-sac and occupying a wide corner plot, this impressive extended family home offers versatile living accommodation and is set within beautifully maintained gardens.

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Detached Family Home
- Annex with large reception room, double bedroom and ensuite
- Lounge
- Kitchen/Dining Room
- Study
- Four First Floor Bedrooms
- Ensuite and Family Bathroom
- Double Garage and Off street Parking



Spacious Extended Family Home with Annex Potential

The property is approached via a wide brick-paved driveway providing ample off-street parking and access to a double garage. To the side and rear, the property benefits from attractive landscaped gardens, featuring a large patio area and generous lawn – ideal for family life and entertaining.

The accommodation is well proportioned throughout and includes an adapted ground floor bedroom with en-suite shower room, as well as a large additional reception room currently used as an annexe, offering excellent potential for multi-generational living or a home office.

Selsdon itself offers a comprehensive range of shopping facilities, including three high street supermarkets, while a regular bus service provides easy access to Croydon town centre and mainline stations. The area is also well served by a choice of state and independent schools, and is surrounded by numerous green open spaces and recreational areas. As part of our provision, we may offer ancillary services to assist with your transaction. With your consent we will refer your details to a select group of providers. There is no obligation to provide your consent, or to uptake any of these services, but where you do, you should be aware of the following referral fee information:



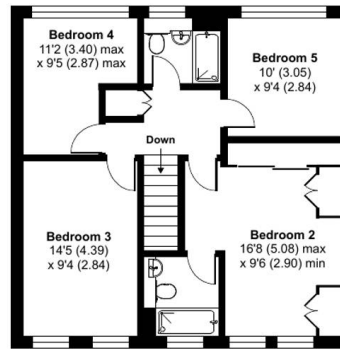
Crozier Drive, South Croydon, CR2

Approximate Area = 1991 sq ft / 184.9 sq m

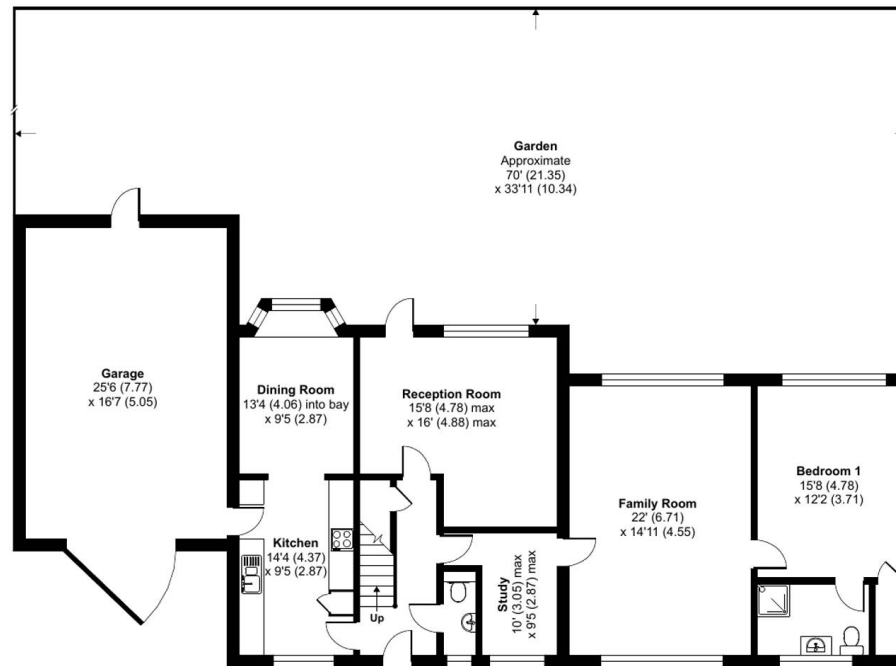
Garage = 420 sq ft / 39 sq m

Total = 2411 sq ft / 223.9 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Park & Bailey Warlingham

Park & Bailey, 426 Limpsfield Road – CR6 9LA

01883 626326 • warlingham@parkandbailey.co.uk • www.parkandbailey.co.uk/

As part of our service, we may recommend ancillary providers to assist with your property transaction. Please scan here for our Referral Fee disclosure information.

