



James Chiltern  
Estate Agents



## 99 Ockley Road, Croydon, CR0 3DS

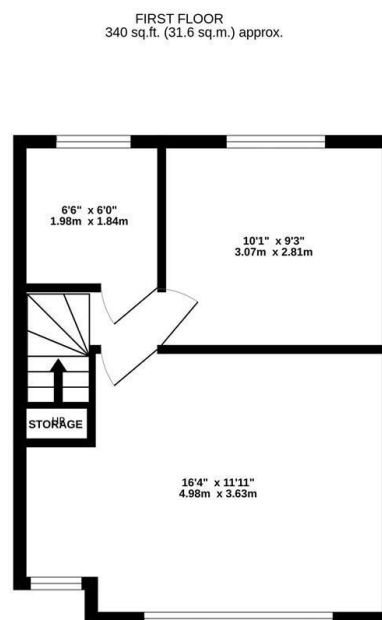
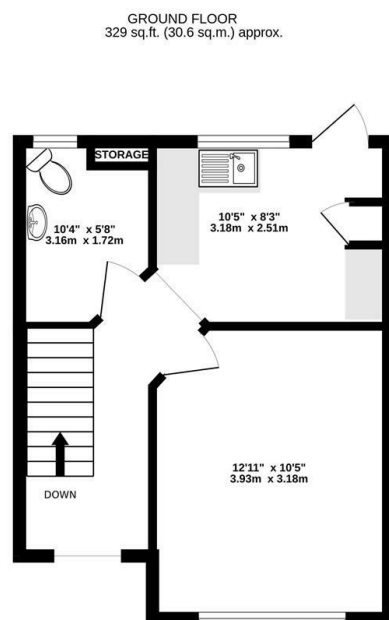
O.I.R.O £325,000

- Mid-terrace house with great potential
- Spacious reception room
- Huge master bedroom
- Potential to extend (STPP)
- Chain-free sale
- Large separate kitchen with dining space
- One additional double bedroom and one single
- In need of modernisation – ideal for buyers looking to add value
- Downstairs bathroom
- Peaceful residential location in Croydon

182 London Road, Croydon, Surrey, CR0 2TE  
0208 681 8133

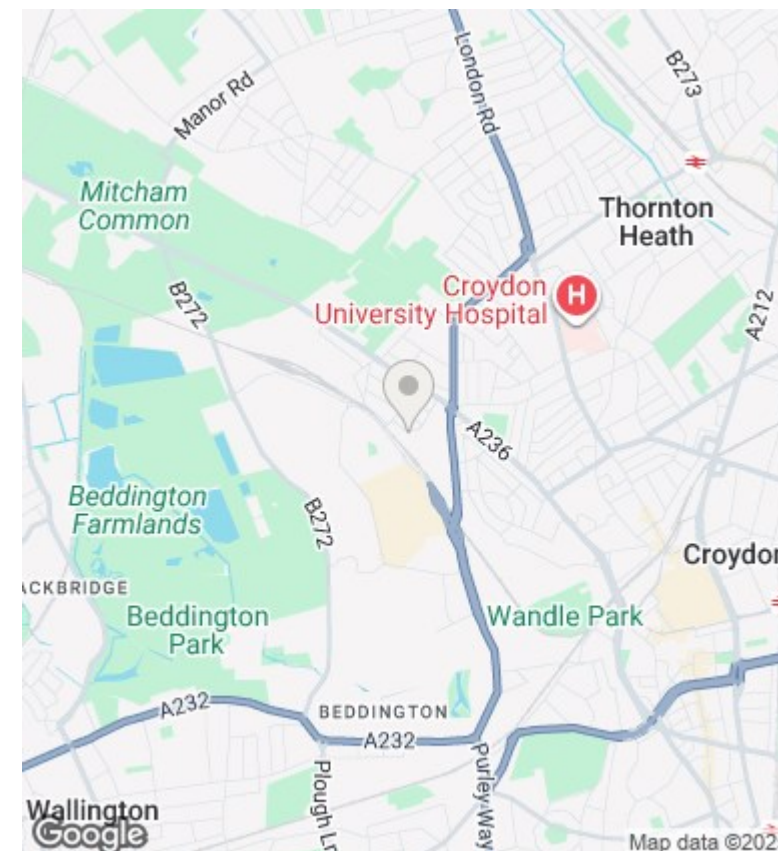
[lettings@jameschiltern.com](mailto:lettings@jameschiltern.com)  
[www.jameschiltern.com](http://www.jameschiltern.com)





TOTAL FLOOR AREA: 670 sq.ft. (62.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2025



## Directions

## Viewings

Viewings by arrangement only. Call 0208 681 8133 to make an appointment.

## Council Tax Band

C

## EPC Rating:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</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	