



OVER 60?

Secure this property
for up to **59% less!**

Price

£480,000

Freehold

3x  1x  2x 

**Addison Road,
Caterham, Surrey, CR3**

cubitt & west
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Accommodation

GROUND FLOOR

Entrance Hallway

Lounge: 15'1 x 11'9 into bay (4.60m x 3.58m)

Kitchen/Diner: 18'6 x 11'0 (5.64m x 3.36m)

Lean to: 7'9 x 6'6 (2.36m x 1.98m)

Conservatory: 12'2 x 7'6 (3.71m x 2.29m)

WC

FIRST FLOOR

Landing

Family Bathroom: 7'0 x 6'0 (2.14m x 1.83m)

Bedroom 1: 12'5 x 10'10 (3.79m x 3.30m)

Bedroom 2: 10'11 x 10'10 (3.33m x 3.30m)

Bedroom 3: 7'11 x 6'9 (2.41m x 2.06m)

OUTSIDE

Front Garden

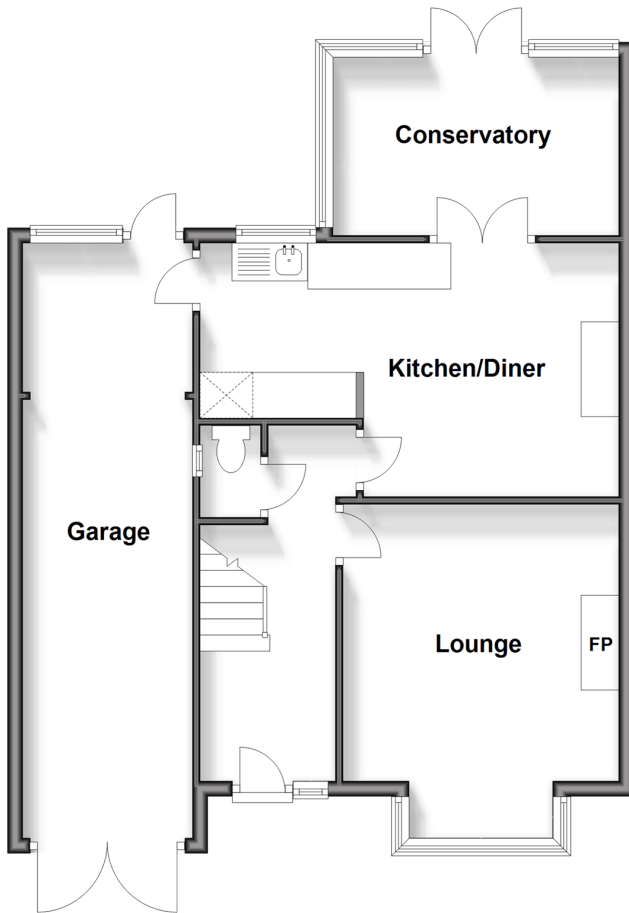
Garage: 18'11 x 7'4 (5.77m x 2.24m)

Driveway

Rear Garden

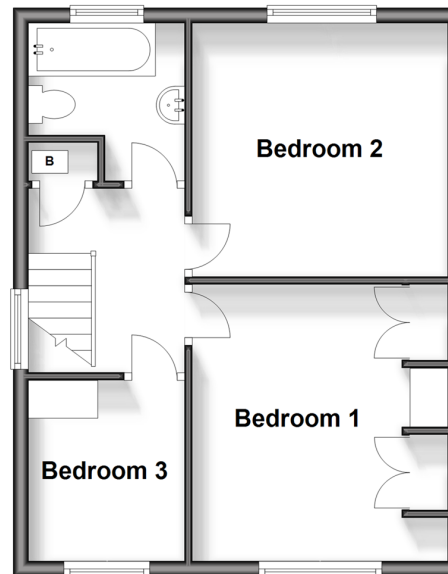
Ground Floor

Approx. 68.5 sq. metres (736.9 sq. feet)



First Floor

Approx. 39.4 sq. metres (423.9 sq. feet)





Main features

- Detached house with garage and driveway
- In need of modernisation & ready to put your stamp on
- Well kept rear garden leading from the conservatory
- Walking distance to local shops and bus stops
- Chain free

Nearest Schools

Primary Schools: Hillcroft Primary 0.9 miles, Audley Primary 1.0 miles, St Francis Catholic Primary 1.0 miles

Secondary Schools: de Stafford School 0.8 miles, Clifton Hill School 1.0 miles, Sunnydown School 1.0 miles

Transport Information

Train Stations: Whyteleafe South 1.5 miles, Caterham 1.5 miles, Whyteleafe 1.6 miles

Address

Addison Road, Caterham, Surrey, CR3

Directions

For directions to this property please contact us.



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Call Caterham Branch 01883 331000 ■ [cubittandwest.co.uk](https://www.cubittandwest.co.uk)



■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details ■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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