



Guide Price
£425,000

Freehold

3x  1x  1x 

**Milne Park West, New
Addington, Croydon,
Surrey, CR0**

OVER 60?

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

cubitt & west
Helping you move forwards



Main features

- Spacious lounge and dining area
- Large utility room to the side
- Driveway offering convenient off-street parking
- Well-maintained, easy-care garden
- Fantastic potential to extend (STPP)

Accommodation

GROUND FLOOR

- Porch
- Hallway
- Lounge/Diner: 23'5 x 11'0 (7.14m x 3.36m)
- Kitchen: 8'7 x 7'9 (2.62m x 2.36m)
- Utility Room: 18'5 x 13'2 (5.62m x 4.02m)

FIRST FLOOR

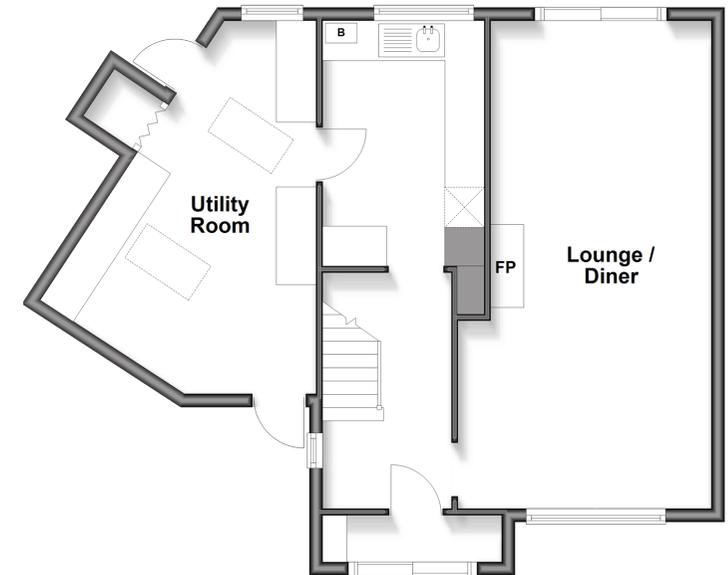
- Landing
- Bedroom 1: 12'8 x 12'0 (3.86m x 3.66m)
- Bedroom 2: 12'6 x 11'4 (3.81m x 3.46m)
- Bedroom 3: 8'9 x 8'0 (2.67m x 2.44m)
- Shower Room

OUTSIDE

- Driveway
- Rear Garden

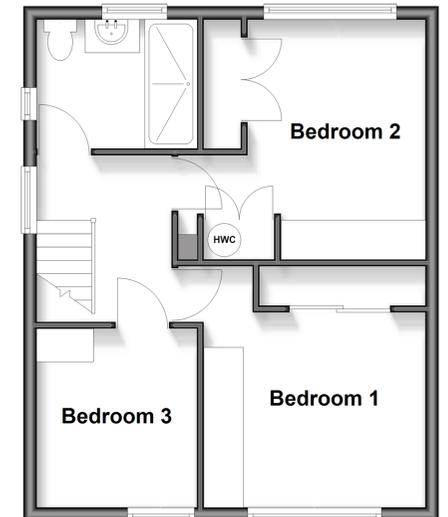
Ground Floor

Approx. 63.1 sq. metres (679.0 sq. feet)



First Floor

Approx. 43.4 sq. metres (466.9 sq. feet)



Call Shirley - 020 8654 3037 ■ 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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