



Price
£400,000

Freehold

2x  1x  2x 

**Valley Road, Kenley,
Surrey, CR8**

cubitt&west
Helping you move forwards



Main features

- Chain Free
- In need of complete refurbishment
- Garage to the front
- Large rear garden that backs on to the woodlands
- Ideal for commuters; access to Kenley & Upper Warlingham Stations
- Potential to extend STPP

Accommodation

GROUND FLOOR

Hallway

Lounge: 13'4 x 12'2 (4.07m x 3.71m)

Kitchen: 11'3 x 8'8 (3.43m x 2.64m)

Dining Room: 12'8 x 7'5 (3.86m x 2.26m)

Bedroom 1: 13'8 x 11'2 (4.17m x 3.41m)

Bedroom 2: 12'6 x 10'7 (3.81m x 3.23m)

Bathroom

OUTSIDE

Garage

Front Garden

Rear Garden

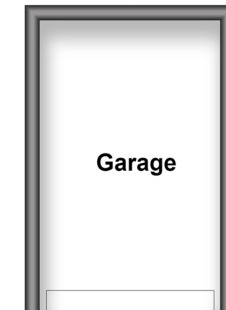
Ground Floor

Approx. 70.6 sq. metres (760.2 sq. feet)



Outbuilding

Approx. 9.9 sq. metres (106.7 sq. feet)



Call Purley - 020 8660 8882 ■ cubittandwest.co.uk

■ If buying to rent, please check if Local Authority licensing schemes apply before proceeding



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