



Guide Price
£600,000

Freehold

3x  1x  2x 

**"Wellesley", Valley
Road, Kenley, Surrey,
CR8**

cubitt & west
Helping you move forwards



Main features

- Chain free detached house
- Driveway and garage
- Potential to extend (subject to planning permission)
- Walking distance to Kenley Station
- Large rear garden
- Well located for good schools

Accommodation

GROUND FLOOR

- Porch
- Entrance Hall
- Cloakroom
- Living Room: 20'9 x 11'10 (6.33m x 3.61m)
- Dining Room: 10'5 x 9'10 (3.18m x 3.00m)
- Conservatory: 12'6 x 6'10 (3.81m x 2.08m)
- Kitchen: 9'10 x 7'10 (3.00m x 2.39m)

FIRST FLOOR

- Landing
- Bedroom 1: 13'8 x 12'9 (4.17m x 3.89m)
- Bedroom 2: 13'6 x 10'8 (4.12m x 3.25m)
- Bedroom 3: 8'9 x 7'10 (2.67m x 2.39m)
- Bathroom: 8'0 x 6'10 (2.44m x 2.08m)
- Separate Toilet

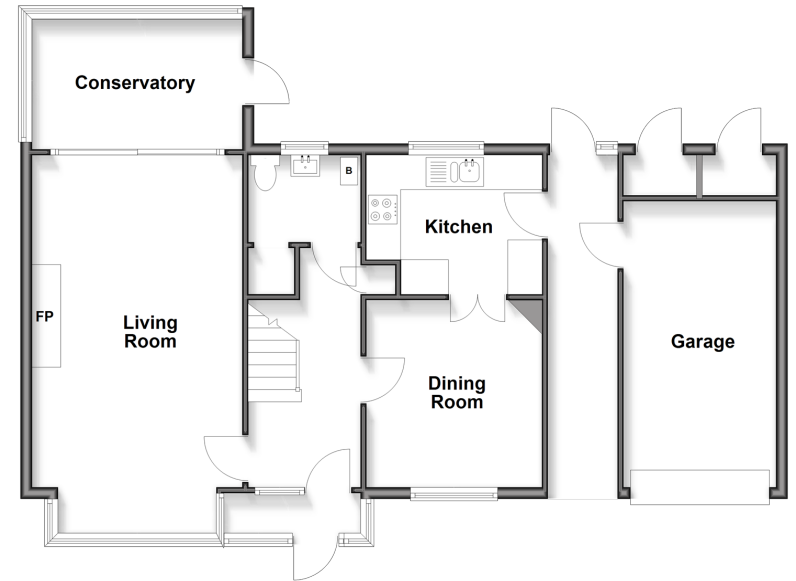
OUTBUILDING

- Office

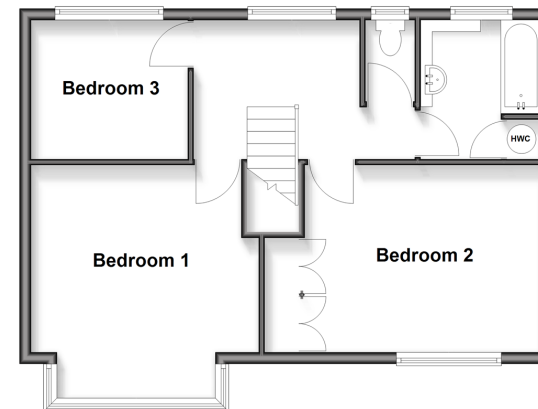
OUTSIDE

- Front Garden
- Garage
- Driveway
- Rear Garden

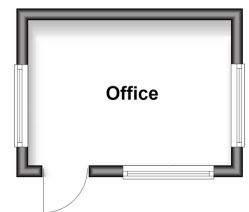
Ground Floor
Approx. 78.9 sq. metres (849.1 sq. feet)



First Floor
Approx. 53.1 sq. metres (571.1 sq. feet)



Outbuilding
Approx. 8.9 sq. metres (95.6 sq. feet)



21511498/20260314/DI/KV

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