



Crunden Road, South Croydon
£425,000



Crunden Road

South Croydon

*** Vendor's comments *** " I have loved this home for the past 22 years. I bought it just after leaving university, as my very first property and I was also the first person to live here after."

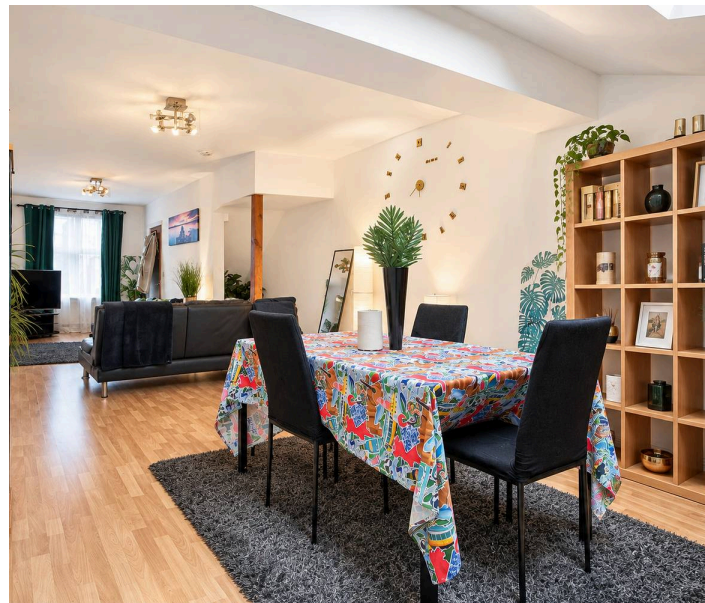
Council Tax band: D

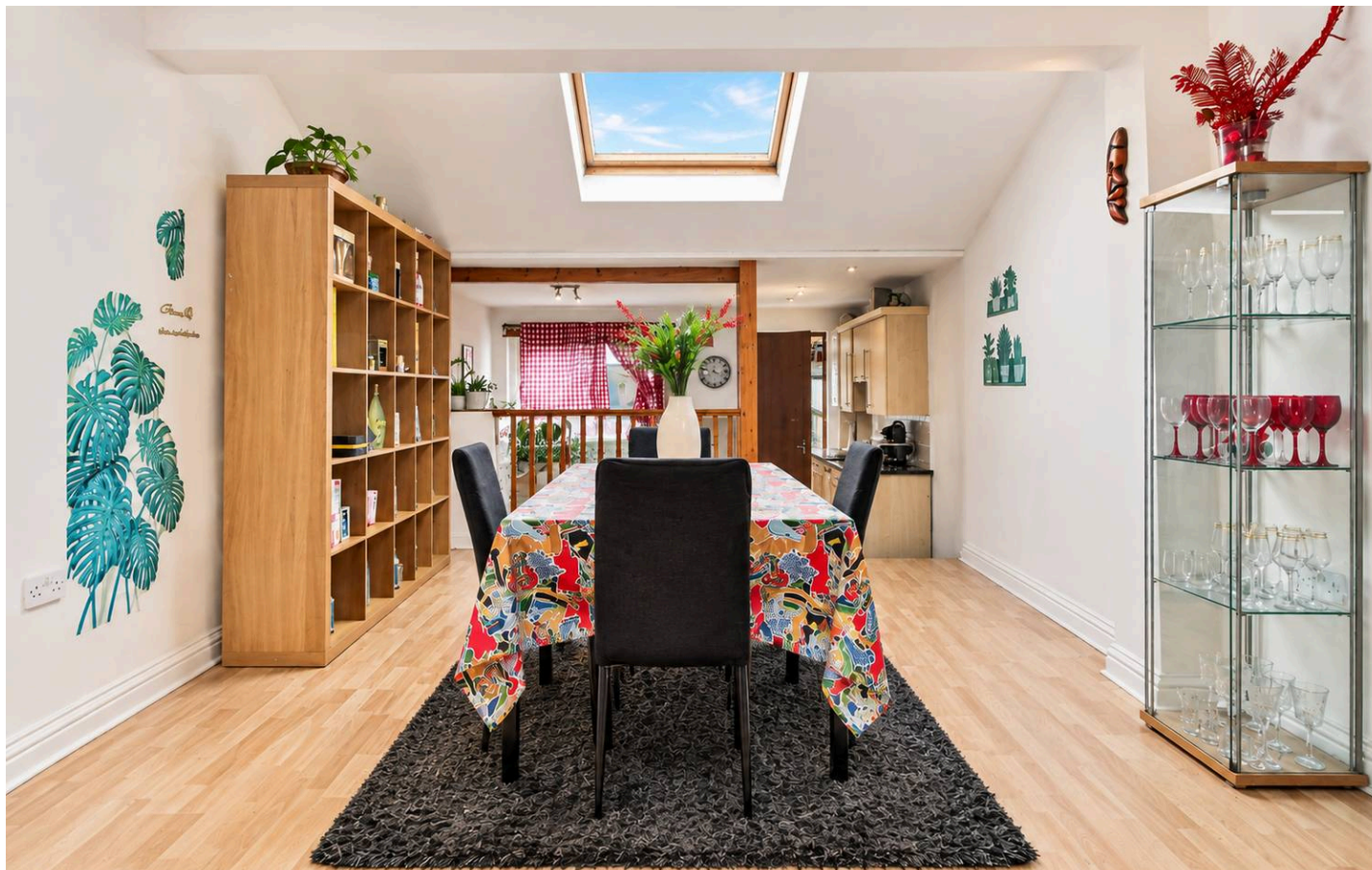
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Open plan reception, dining room & kitchen
- Upstairs bathroom
- Sky lights in the kitchen, top floor stairwell & bedroom
- Bright and airy
- Close to transport & amenities
- Sought after location





Entrance hall

Reception

23' 1" x 13' 6" (7.03m x 4.11m)

Dining Room

12' 11" x 11' 11" (3.94m x 3.63m)

Kitchen

11' 11" x 8' 0" (3.63m x 2.44m)

Bathroom

6' 5" x 5' 6" (1.96m x 1.67m)

Bedroom

20' 0" x 11' 11" (6.10m x 3.63m)

Bedroom

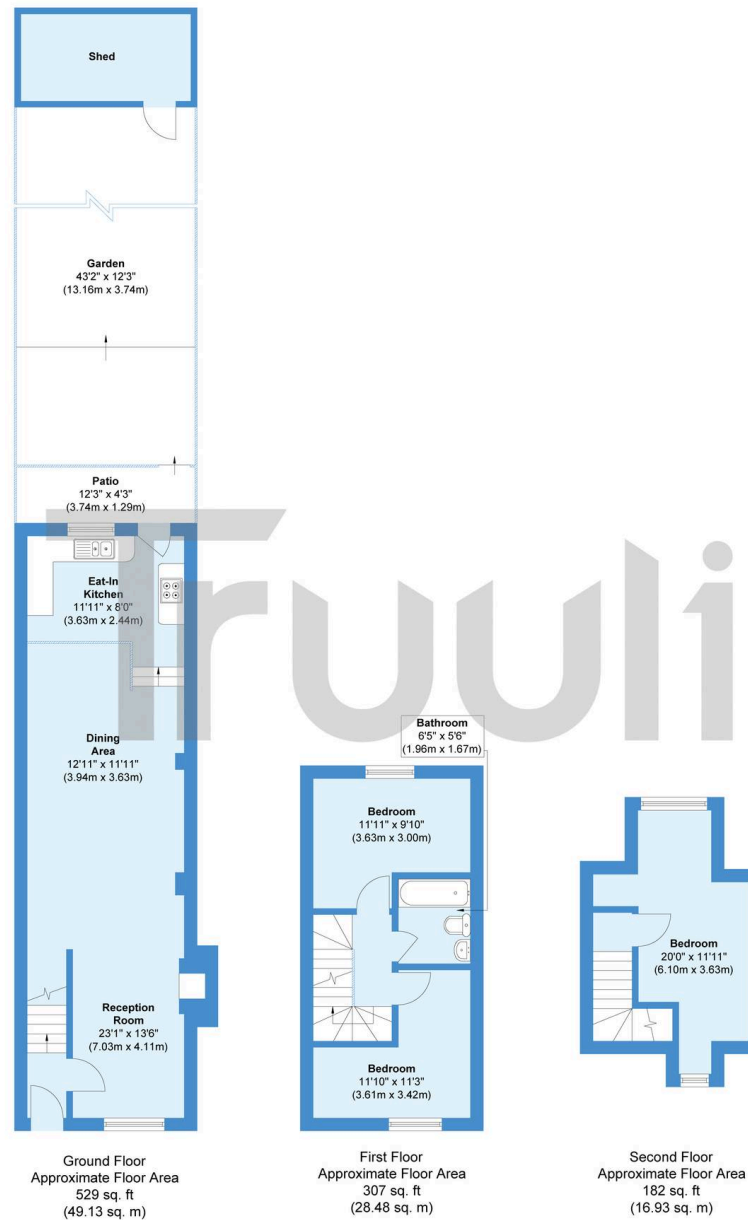
11' 11" x 9' 10" (3.63m x 3.00m)

Bedroom

11' 10" x 11' 3" (3.61m x 3.42m)



Crunden Road, CR2



Approximate Gross Internal Area = 94.55 sq m / 1018 sq ft

This floor plan is not to scale and measurements and areas are approximate and therefore should be used for illustrative purposes only. maximum widths and lengths are represented on the floor plan. The plan has been prepared in accordance with the RICS Code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on if there is any aspect of particular importance, you should carry out or commission your own inspection at the property.



Truuli

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