



Coulsdon Road, Old Coulsdon, CR5 1EA

Old Coulsdon

£100,000

Bedrooms: 1

Bathrooms: 1

Receptions: 1

This retirement development also benefits from a passenger lift, emergency call system to all rooms, house manager, residents lounge with kitchen, laundry room, guest suite and visitors parking.

Dormer Lodge is a small development of 19 retirement flats occupying an IDEAL LOCATION ON COMPLETELY LEVEL GROUND in the centre of the village adjacent to all amenities including shopping parade, Grange Park opposite with a Day Centre for the retired, doctor's surgery, choice of churches, library and buses passing the door.

ENTRANCE HALL with warden call / entry phone, emergency alarm, deep storage cupboard, cupboard with fuse box, radiator.

LOUNGE double glazed windows to the front overlooking Grange Park, radiator, TV & aerial point, doorway to

MODERN RE-FITTED KITCHEN with a wide array of cupboards and drawers providing good storage with complementary work tops, space for fridge/freezer, Vaillant boiler, thermostat, Whirlpool 4-ring gas hob with stainless steel extractor fan above, Whirlpool eye level electric oven, part tiled walls, stainless steel sink and drainer with mixer tap with double glazed window to front.

BEDROOM with radiator, fitted wardrobes with mirror sliding doors, partition windows allowing some natural light.

BATHROOM white suite with low level W.C., wall mounted sink with single mixer tap, adapted bath with mixer tap and shower attachment, extractor fan, part tiled walls, radiator.



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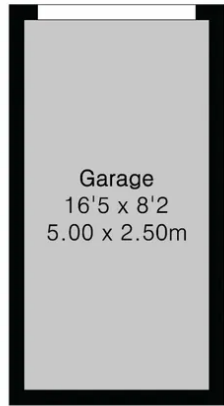
Custom text box that can be edited when generating the brochure.

**Approximate Gross Internal Area 858 sq ft - 79 sq m
(Excluding Garage)**

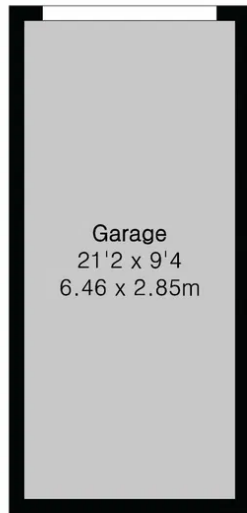
Ground Floor Area 424 sq ft – 39 sq m

First Floor Area 434 sq ft – 40 sq m

Garage Area 333 sq ft – 31 sq m



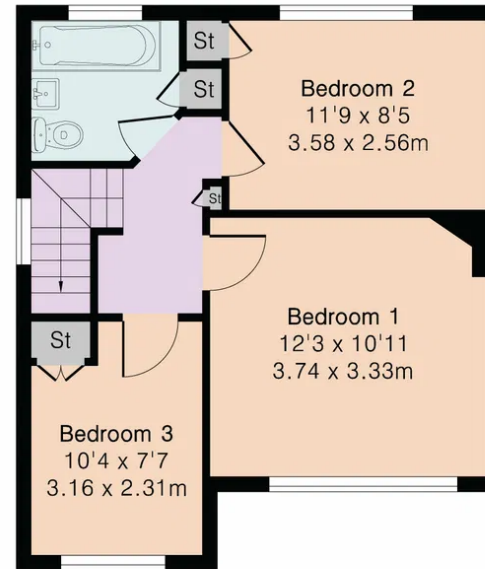
Garage



Garage



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

