



121 Stanley Park Road, Carshalton, Surrey, SM5 3JJ



£595,000

**Cromwells**  
ESTATE AGENTS



# 121 Stanley Park Road, Carshalton, SM5 3JJ

A great opportunity to own this well-presented four-bedroom terraced family home offering a delightful blend of space and modern living. The property has been thoughtfully extended on the ground floor, creating a spacious kitchen/breakfast room and a versatile dining/playroom, perfect for family gatherings or entertaining guests.

The home boasts excellent-sized rooms, including three generously proportioned double bedrooms, ensuring ample space for relaxation and comfort. The modern bathroom is tastefully designed, providing a stylish and functional area for daily routines.

This property is ideally positioned for families, with several reputable local schools within easy walking distance, including Stanley Park Junior, Bandon Hill Woodfield, and Oaks Park High School. For those who commute, the excellent transport links are a significant advantage, with various bus routes nearby and Carshalton Beeches mainline train station just a short distance away.

Additionally, local shops are conveniently located, making everyday errands a breeze. This charming family home is not only a wonderful place to live but also a fantastic opportunity for those seeking a well-connected and family-friendly community. Don't miss the chance to make this lovely property your new home.

## Accommodation

### Entrance Hall

Two under stairs storage cupboards, radiator, fitted carpet

### Living Room

Feature fireplace, radiator, fitted carpet, double glazed bay window to front aspect.

### Dining/Family Room

Feature fireplace, fitted carpet, parquet flooring, radiator, double glazed window and patio door leading out to garden.

### Kitchen Breakfast Room

Range of fitted kitchen units and drawers, laminate worktop, inset one and a half bowl composite sink with chrome mixer tap, space for cooker with extractor fan above, space for washing machine, fridge freezer and dishwasher, breakfast bar area, radiator, double glazed window and patio door leading out to garden, tiled splashback, wall mounted 'Worcester' boiler, vinyl flooring.

### Stairs to 1st floor landing

Radiator, fitted carpet.

### Bedroom One

Range of fitted wardrobes and cupboards, built-in storage cupboard, radiator, fitted carpet, double glazed bay window to front aspect.

### Bedroom Two

Range of fitted wardrobes, radiator, fitted carpet, double glazed window to rear aspect.

### Bedroom Three

Range of fitted wardrobes and cupboards/drawers, radiator, fitted carpet, double glazed window to rear aspect.

## Bathroom

Modern three piece suite comprising of panel enclosed bath with shower screen and chrome mixer tap, thermostatic shower with rain showerhead and hand shower attachment, wall mounted vanity wash hand basin with mixer tap and storage below, WC, heated towel rail, shaver point, part tiled walls, tile effect flooring, double glazed obscure window to front aspect, extractor fan.

Stairs to 2nd floor landing , three eaves storage cupboards.

### Bedroom Four

Double glazed window to rear aspect , fitted carpet, radiator, built-in wardrobe/storage cupboard, Velux window.

## Outside

Front garden with steps leading up to front door

## Rear Garden

Paved patio area, lawn section, borders with shrubs, outbuilding with power and light.

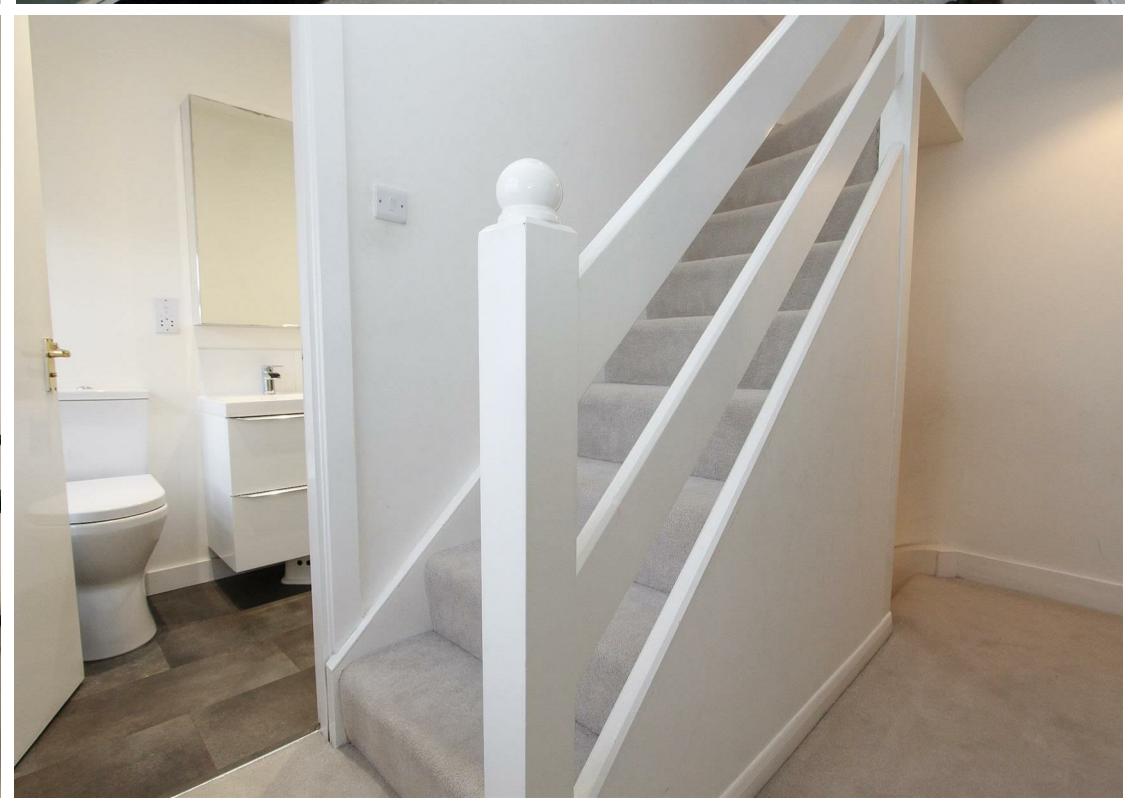
## Gated shared side access

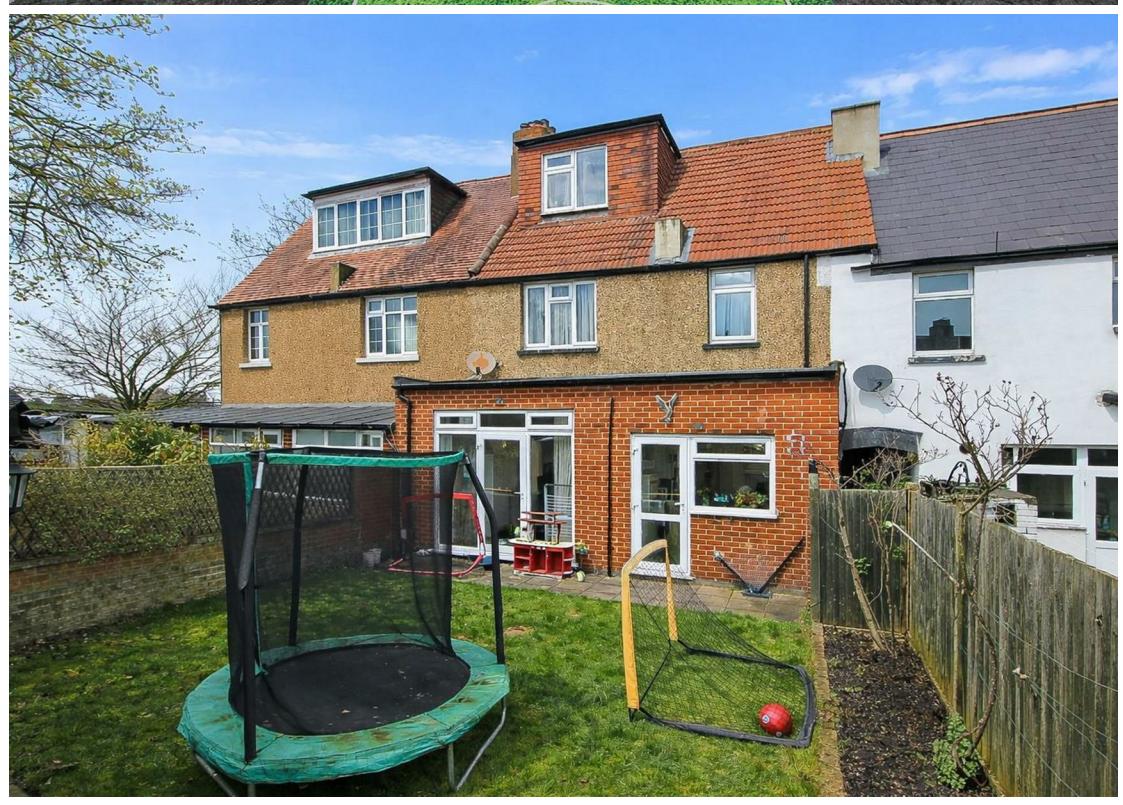
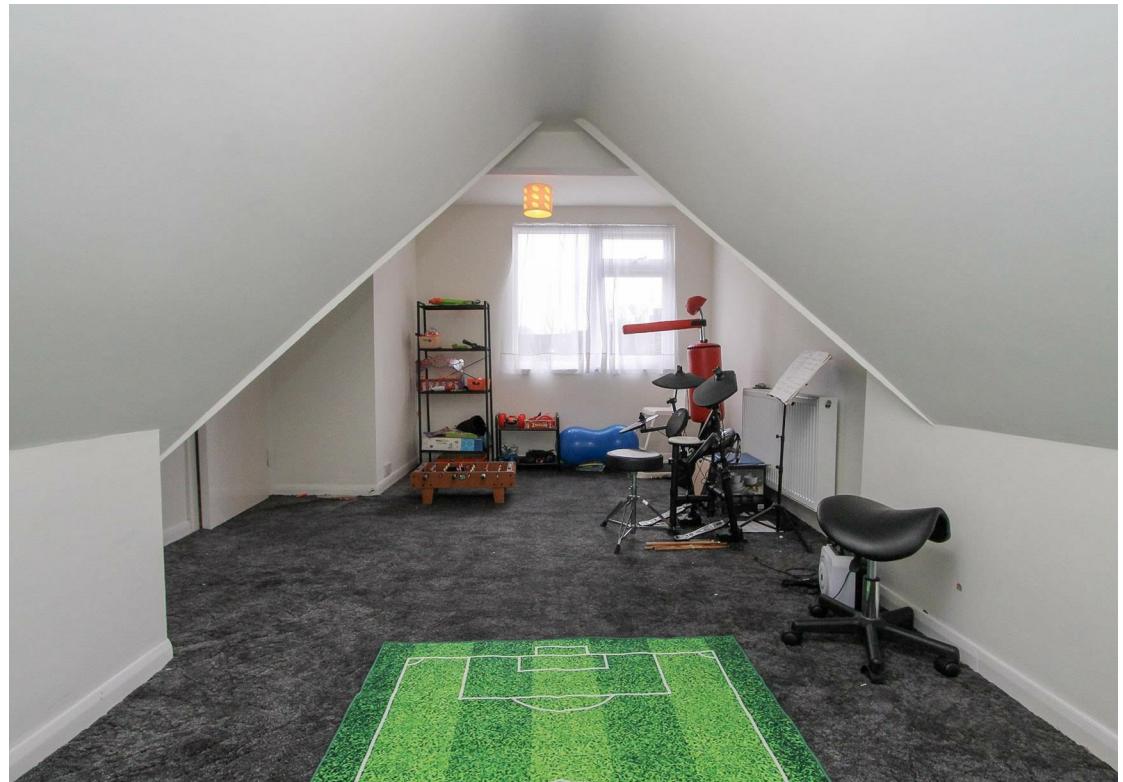
## BUYER'S INFORMATION

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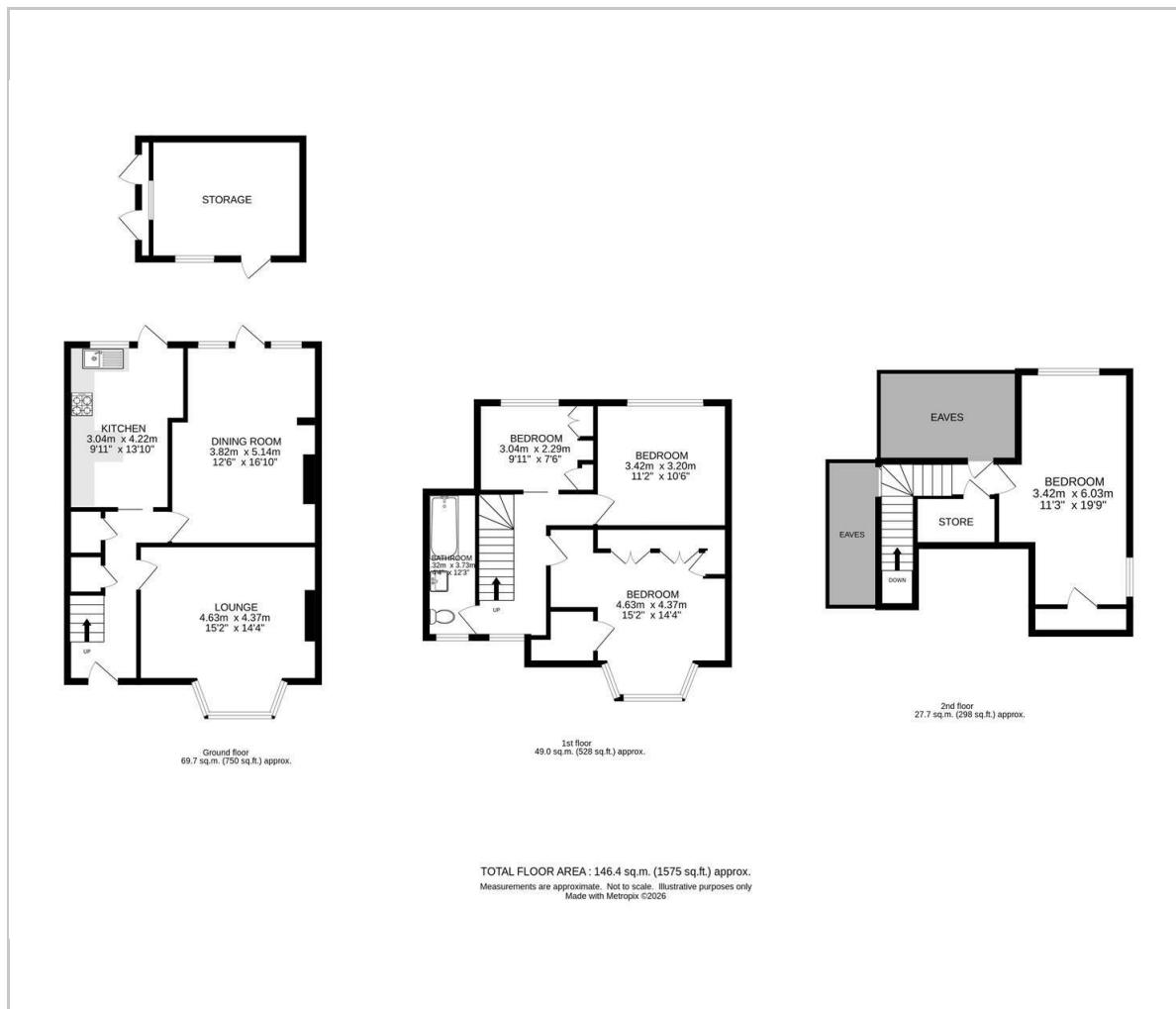








## Floor Plan

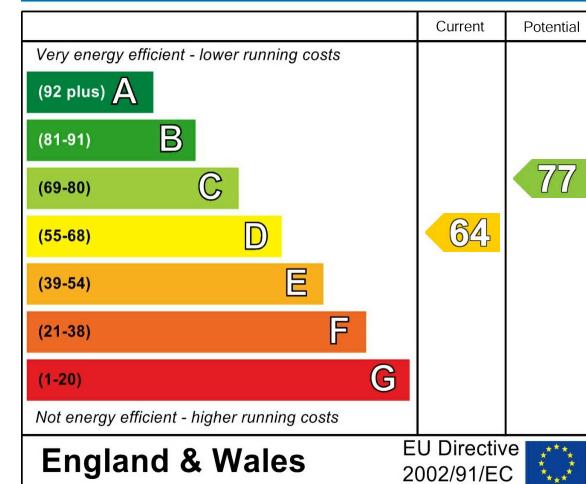


## Area Map



## Energy Efficiency Graph

### Energy Efficiency Rating



## Viewing

Please contact our Cromwells Office on 0208 647 4422  
if you wish to arrange a viewing appointment for this property or require further information.

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