

Cromwells



13 Fir Tree Grove, Carshalton

Carshalton

Guide Price £775,000

13 Fir Tree Grove

Carshalton

A beautifully presented and extended to rear and loft now creating a spacious 4 Bedroom, 2 Bathroom, Semi Detached Chalet/ Bungalow, located within reach of Carshalton Beeches & Carshalton Mainline BR stations with excellent services into London. Local shops and the open spaces of Oaks Park are also close by with the added benefit of being within an excellent school catchment area.

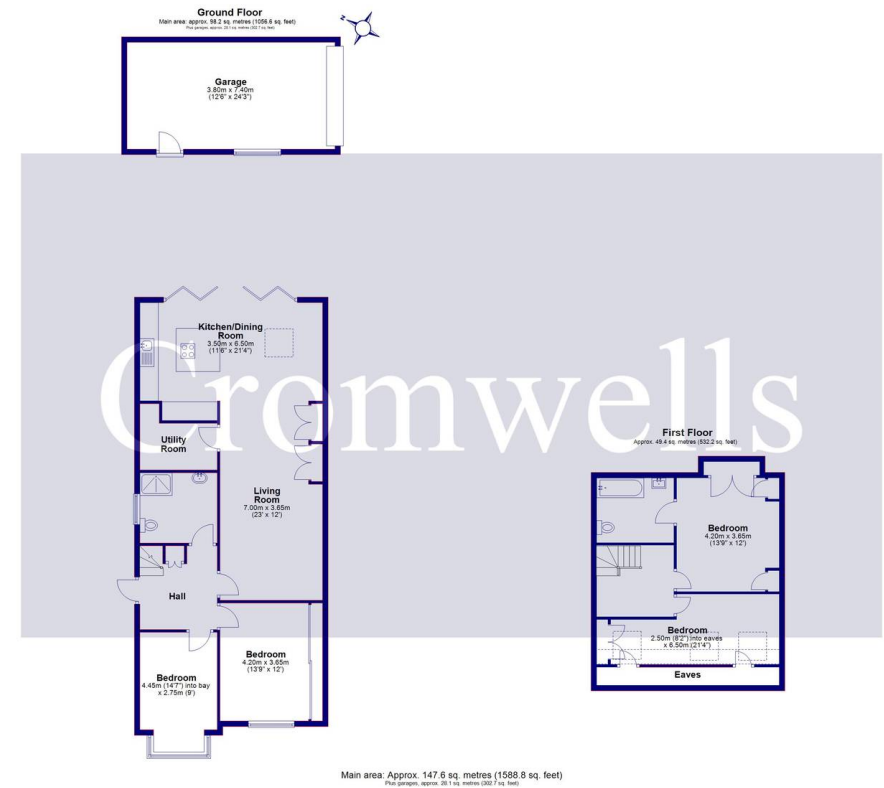
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- 21'4 Kitchen/Dining Room & Utility Room
- 23' Living Room
- 4 Good Size Bedrooms & 2 Bathrooms
- Garage to rear



Entrance Hall

Storage cupboard, doors to:

Living Room

23' 0" x 12' 0" (7.01m x 3.66m)

Storage cupboards, open through to Kitchen/Dining Room

Kitchen/Dining Room

11' 6" x 21' 4" (3.51m x 6.50m)

Open Plan, leading through from living room. Folding doors out to garden, door to utility room.

Utility Room

Ground Floor Shower Room

Side aspect

Bedroom 1

13' 9" x 12' 0" (4.19m x 3.66m)

Front aspect, fitted wardrobe cupboards

Bedroom 2

14' 7" x 9' 0" (4.45m x 2.74m)

Front aspect, bay window

Stairs to First Floor Landing

Doors to:

Master Bedroom

13' 9" x 12' 0" (4.19m x 3.66m)

Rear aspect, fitted wardrobe cupboards, door to en-suite bathroom

En-Suite Bathroom

Leading from Master Bedroom

Bedroom 4

8' 2" x 21' 4" (2.49m x 6.50m)

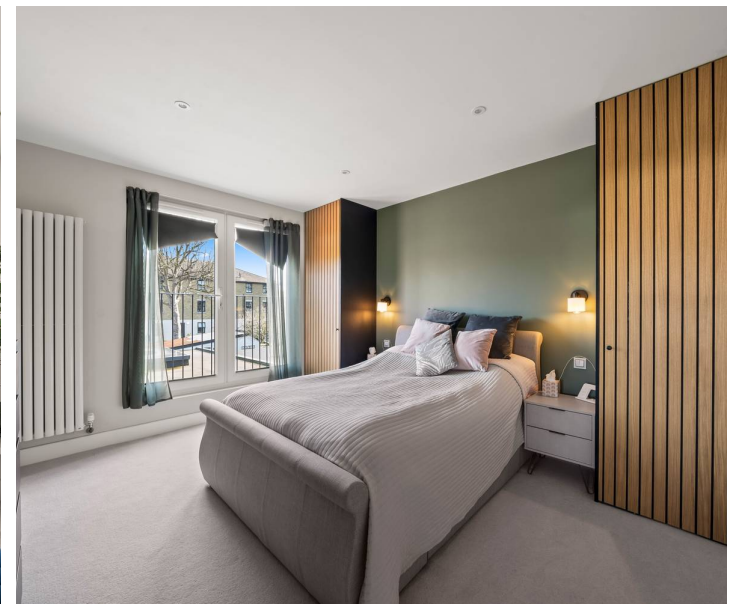
Fitted wardrobe cupboards, access to large eaves storage area

Outside

Easily Maintained Landscaped Rear Garden

Door to garage at rear

Paved Front Garden - Side access to rear garden





Cromwells Estate Agents

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