



4 Norman Avenue, South Croydon - CR2 0QE

Guide Price £600,000





4 Norman Avenue

South Croydon

Beautifully extended three bedroom semi-detached home with stunning open plan kitchen/diner, bi-fold doors to landscaped garden, flexible living accommodation and excellent transport links nearby.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Extended three bedroom semi-detached family home
- Impressive open plan kitchen/dining room
- High quality fitted kitchen with modern appliances
- Bi-fold doors opening to landscaped rear garden
- Two separate reception rooms
- Utility room and ground floor shower room
- Excellent location close to stations, schools and amenities



A beautifully extended three bedroom semi-detached family home, offering generous and versatile accommodation ideally suited to modern family living.

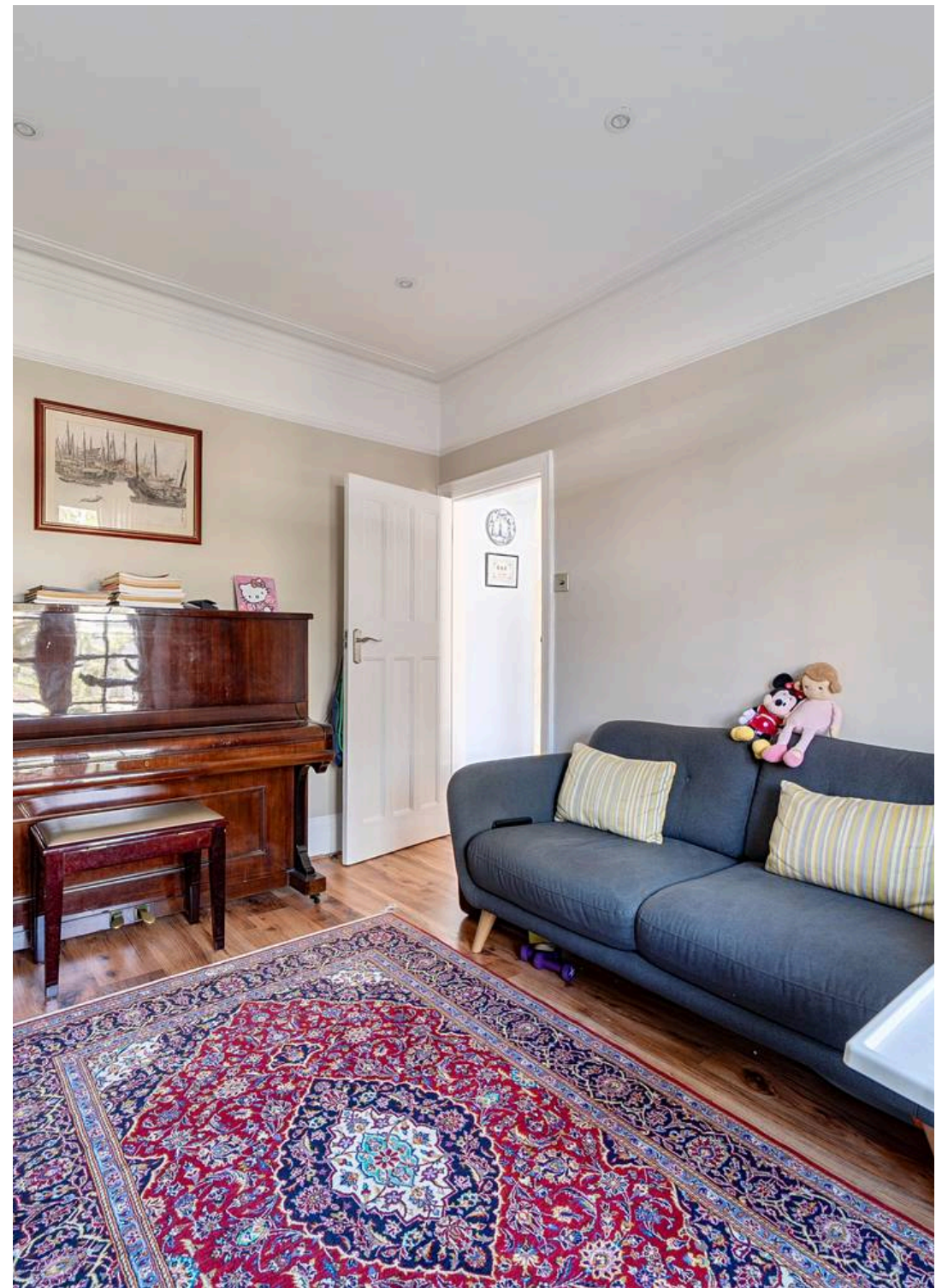
The standout feature of the property is the impressive rear extension, creating a contemporary open plan kitchen and dining area fitted with appliances. This superb space provides the perfect hub for both everyday living and entertaining, with bi-fold doors opening onto a low maintenance landscaped rear garden, seamlessly blending indoor and outdoor living.

The ground floor further benefits from flexible accommodation, including two well-proportioned reception rooms, ideal for family living, working from home or entertaining guests. There is also the added convenience of a separate utility room and a modern shower room.

On the first floor, the property offers three bedrooms, along with a separate bathroom and WC.

Externally, the rear garden has been thoughtfully landscaped, providing an attractive low maintenance and private outdoor setting.

Ideally located just a few minutes' walk from Purley Oaks train station and within easy reach of Sanderstead station and local high street amenities, including shops, cafés and restaurants. The property is also well positioned for a selection of highly regarded primary and secondary schools, making it an excellent choice for families.



Norman Avenue, South Croydon, CR2

Approximate Area = 1358 sq ft / 126.1 sq m

For identification only - Not to scale





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