

FOR SALE



Selsdon Road , South Croydon
Asking Price Of £410,000

MARTIN&CO



Selston Road , South Croydon

2 Bedrooms, 1 Bathroom

Asking Price Of £410,000

- Beautiful Home
- Recently Renovated to a High Standard
- Stylish kitchen/diner
- Luxury hotel-style bathroom

A beautifully renovated Victorian end of terrace home, finished to a high standard throughout and ideally located just minutes from South Croydon Station and a wide range of local shops and amenities.

This charming two bedroom property offers a welcoming front reception room, a spacious kitchen/dining room featuring a stunning contemporary fitted kitchen, and a luxurious hotel-style bathroom with high-quality modern fittings.

Upstairs, there are two generous double bedrooms, both offering bright and comfortable living space.

Outside, the property benefits from off-road parking to the front and a sunny, west-facing rear garden designed for low maintenance, making it ideal for relaxing or entertaining.

Combining period character with stylish modern living, this exceptional home is perfect for first-time buyers, professionals, or anyone seeking a move-in-ready property in a convenient location.





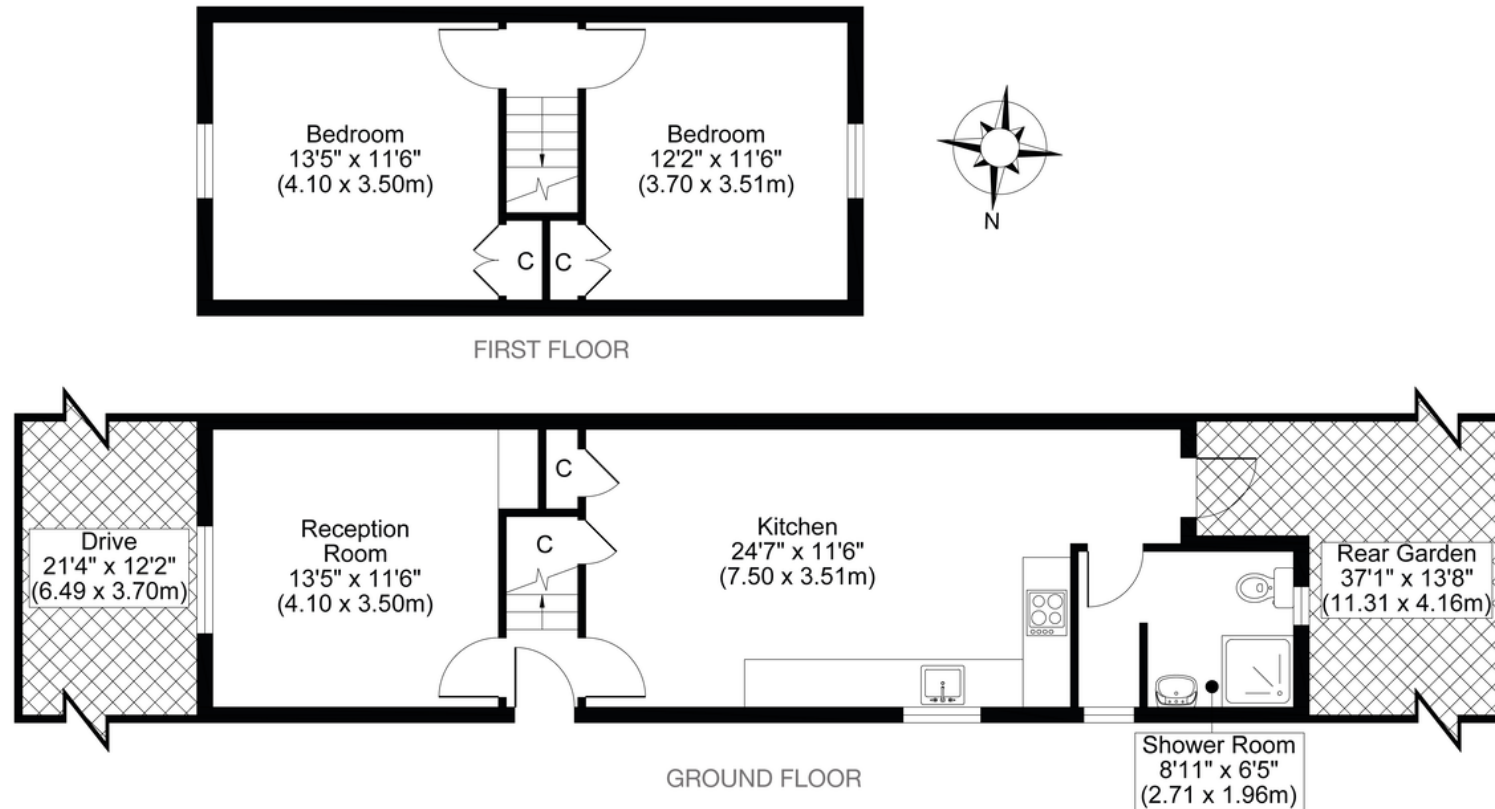


Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D	61 D	
39-54	E		
21-38	F		



Martin & Co

SELSDON ROAD, CR2
TOTAL APPROX FLOOR PLAN AREA 791 SQ.FT (73 SQ.M)



Martin & Co Croydon

145 Brighton Road • • South Croydon • CR2 6EF
T: 0208 688 8565 • E: croydon@martinco.com

0208 688 8565

<http://www.martinco.com>

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. **Mortgage & Financial Advice:** The Martin & Co mortgage service is provided by London & Country Mortgages the UK's largest Independent Fee-Free mortgage broker of Beazer House, Lower Bristol Road, Bath, BA2 3BA. Authorised and regulated by the Financial Conduct Authority. Their FCA number is 143002. **YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.** Full written quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18. If you are making a cash offer, we shall require written confirmation of the source and availability of your funds in order that our client may make an informed decision.