



3 Bedrooms | 1 Bathroom | 2 Reception Rooms

Brafferton Road | Croydon | CR0 1AD

**£490,000**

**LOFT**

Brafferton Road |  
Croydon | CR0 1AD  
£490,000

- Immaculately presented terraced home
- Contemporary kitchen with high quality integrated appliances and space for dining
- Bi-fold doors to the stunning, landscaped rear garden
- Through lounge/diner, thoughtfully designed with bay windows and hard flooring
- Bonus downstairs WC
- Three bedrooms to the first floor and luxurious bathroom
- Ideally situated for transport links including bus stops
- Within walking distance to East Croydon train station with amazing links to London

**Ground Floor**

**Hallway**

**Reception Room**

26'8 x 11'6 (8.13m x 3.51m)

**Kitchen**

20'0 x 9'2 (6.10m x 2.79m)

**Downstairs WC**

**First Floor**

**Landing**

**Bedroom**

15'4 x 12'0 (4.67m x 3.66m)

**Bedroom**

12'0 x 9'4 (3.66m x 2.84m)

**Bedroom**

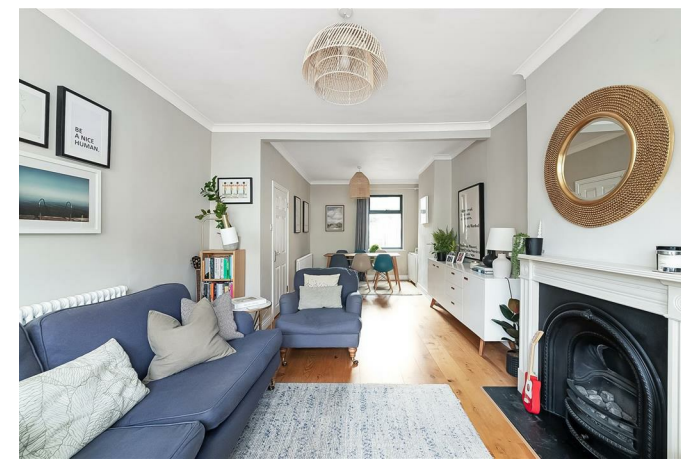
9'7 x 9'3 (2.92m x 2.82m)

**Bathroom**

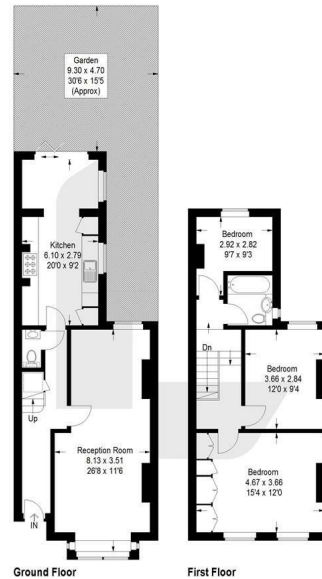
**Outside**

**Rear Garden**

30'6 x 15'5 (9.30m x 4.70m)



Brafferton Road, CR0  
Approximate Gross Internal Area  
100.3 sq m / 1080 sq ft



• Reduced headroom below 1.5 m / 5'0  
This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1293598)



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