



**4 The Green Upper Lodge Way**  
Netherne On The Hill, CR5 1LX

**Offers Over £475,000**



## 4 The Green Upper Lodge Way Netherne On The Hill, CR5 1LX

Nestled in the esteemed Netherne Village, The Green presents an exceptional opportunity to acquire a stunning three-bedroom first-floor apartment. This flat conversion is situated within one of the most prestigious buildings in the area, offering a unique blend of charm and modern living.

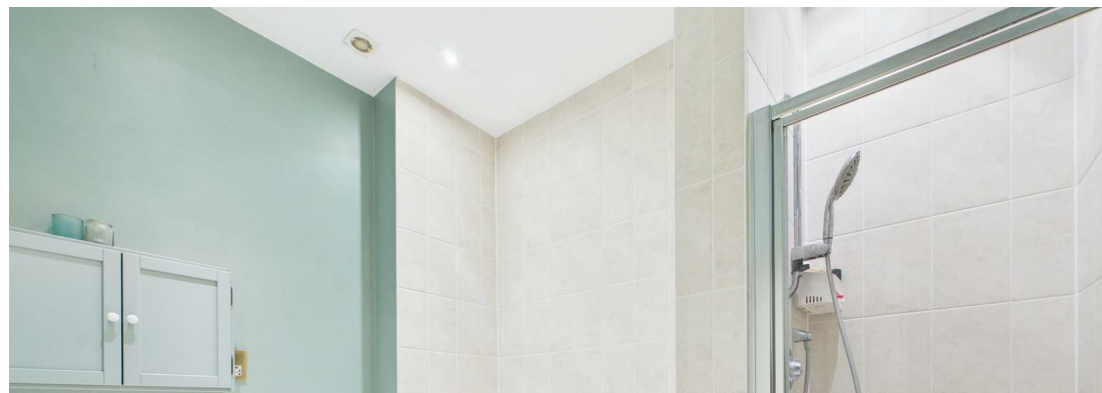
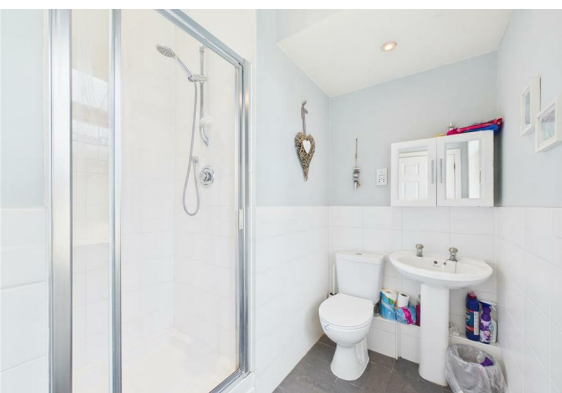
Upon entering the communal entrance hall, you will immediately sense the character and elegance that this property exudes. The apartment boasts high ceilings and flexible accommodation, making it ideal for both entertaining and comfortable living. The spacious lounge-dining room is perfect for hosting dinner parties or enjoying a quiet evening at home. The modern kitchen is well-equipped and complements the living space beautifully. The property features three well-proportioned bedrooms, two of which benefit from en-suite bathrooms, providing added convenience and privacy. An additional family bathroom ensures that all needs are met. The entrance hall offers a perfect nook for a study area, catering to those who may work from home.

Outside, residents can enjoy communal gardens, providing a serene space to relax and unwind. The property also includes a covered car barn with parking for two vehicles, ensuring that your transportation needs are well catered for.

Located close to Coulsdon, offering excellent access to M25, this new community offers a delightful combination of countryside living and modern convenience. Set in approx 180 acres, a thriving community, with a wealth of facilities which are for residents only and include, Gym, swimming pool, cricket green, tennis courts and pavilion. Children's play area, and village hall, offering various activities. Open grassed areas and woodland provide walks in open countryside.

Please note there is an annual fee payable for living in Netherne and for the use of facilities, costs are available on request, and an exit fee payable when selling.





- Communal Entrance Hall
- Stairs to
- Communal first floor landing
- Door to
- Entrance hall
- Lounge-Dining Room
- Kitchen
- Bedroom 1
- En-suite Bathroom
- Bedroom 2
- En-suite shower Room
- Bedroom 3
- Bathroom
- Study Area
- Communal Gardens
- Two Car Barn Parking Spaces
- Communal bike storage

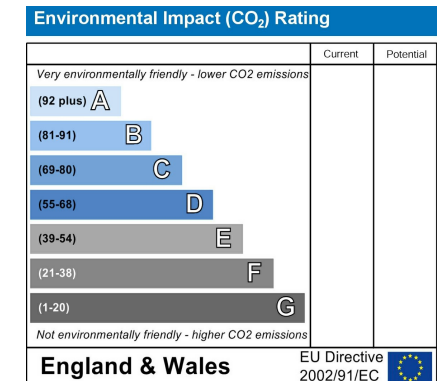
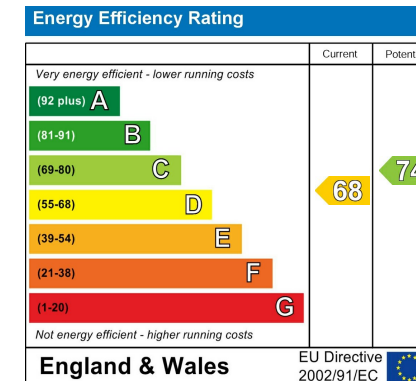
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Coulsdon Sales Office on 0208 763 8878 if you wish to arrange a viewing appointment for this property or require further information.



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