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**PORTFOLIO**  
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Glebe Hyrst, South Croydon

# Glebe Hyrst, South Croydon

*Charming and characterful home with a South facing garden and heated swimming pool.*



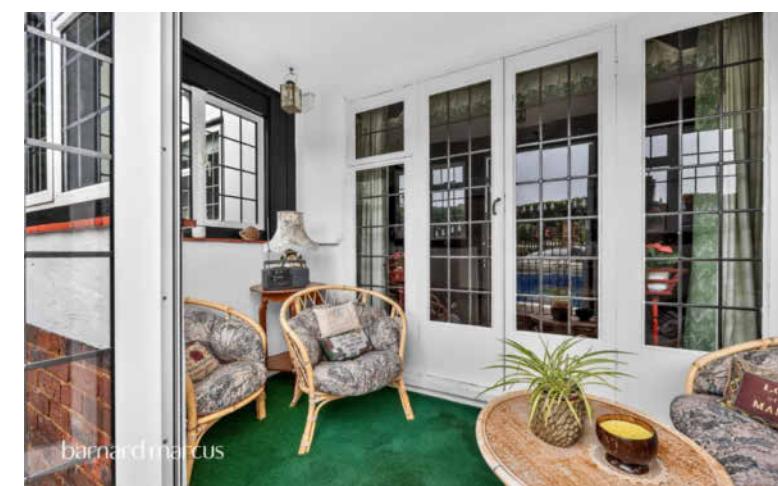
This charming detached house is rich in character and offers generous, well-balanced accommodation ideal for family living. The property features four well-proportioned bedrooms served by a family bathroom and a separate W/C, providing everyday practicality. Two inviting reception rooms offer flexible living and entertaining space, complemented by a separate kitchen. A utility room adds further convenience, while the garage and driveway provide ample parking and storage. To the rear, the south-facing garden is a real highlight, designed for enjoyment with minimal upkeep and featuring a low-maintenance heated swimming pool, perfect for relaxing or entertaining during warmer months.

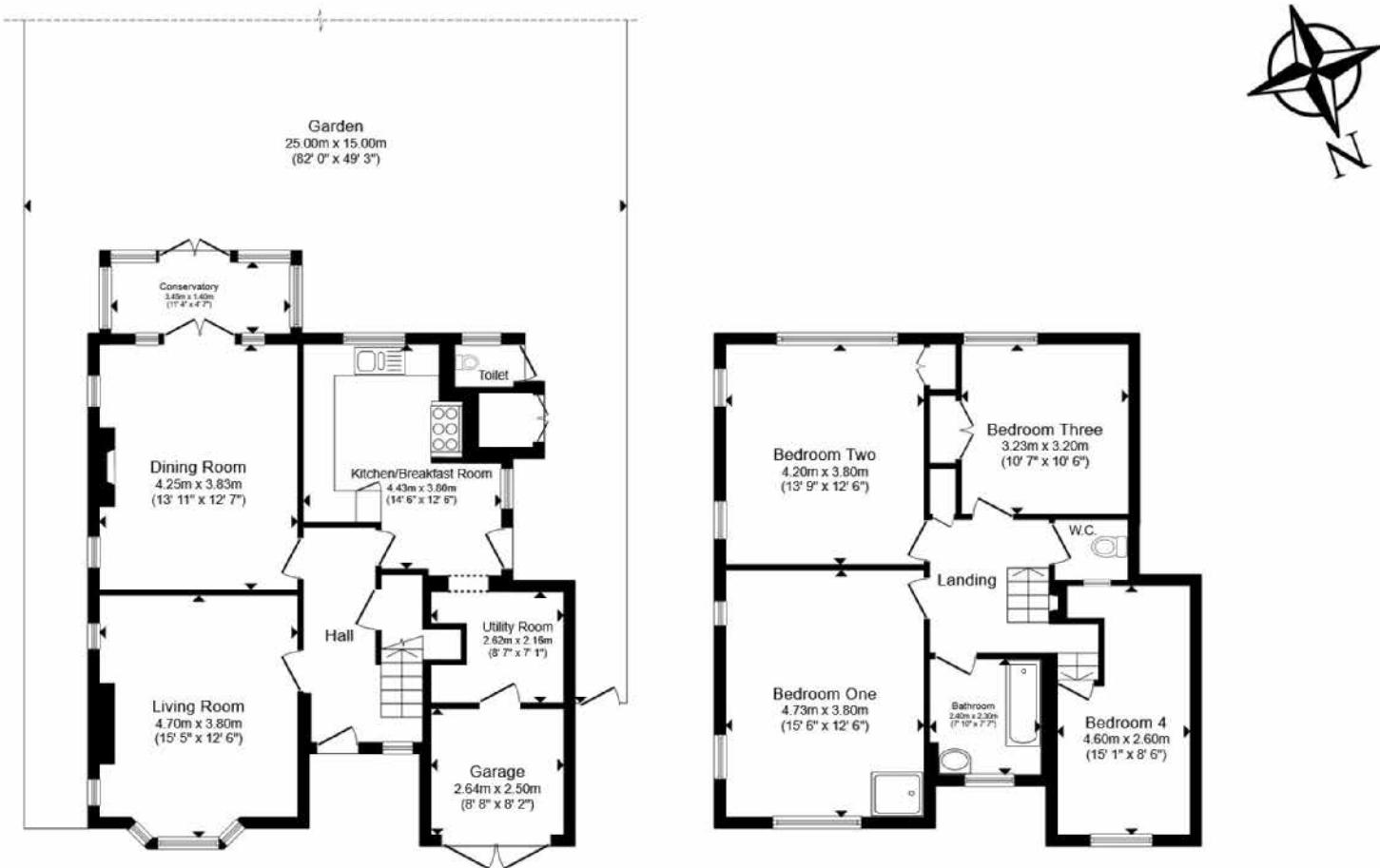




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Situated on the highly regarded Glebe Hyrst, the property enjoys a peaceful residential setting while remaining exceptionally well connected. This sought-after road is known for its quiet, leafy surroundings and attractive homes, making it popular with families and professionals alike. The location offers easy access to a range of local amenities, reputable schools, and green open spaces, while excellent transport links nearby provide straightforward connections into central London. Glebe Hyrst combines a sense of privacy and community with everyday convenience, making it an ideal place to call home.





Total floor area 152.8 m<sup>2</sup> (1,645 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



# welcome to Glebe Hyrst, South Croydon

Charming and characterful home with a South facing garden and heated swimming pool.

GUIDE PRICE

**£900, 000 - £925,000**

- Four Bedrooms/Two Receptions
- Garage + Driveway
- South Facing Garden
- Low Maintenance Heated Swimming Pool

EPC Rating: D

Council Tax Band: G

Tenure: Freehold

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



To find out more information or to arrange a viewing call

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