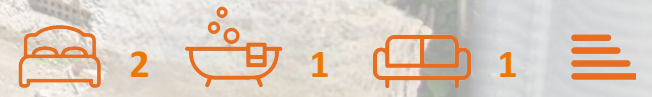




**11 Stoats Nest Road**  
Coulston, CR5 2JG

**Price Guide £375,000**



## 11 Stoats Nest Road

Coulsdon, CR5 2JG

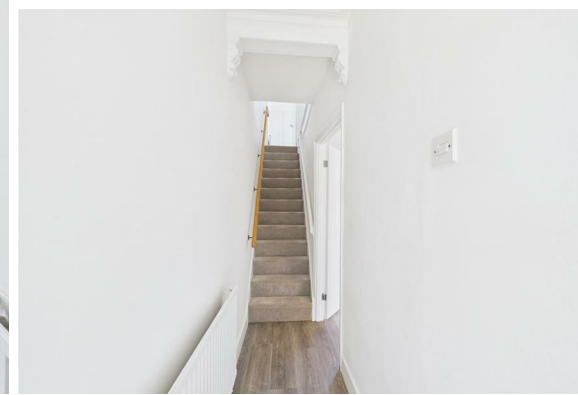
Nestled on the charming Stoats Nest Road in Coulsdon, this delightful two-bedroom house offers a perfect blend of character and modern living. Recently refurbished, this older-style property is ideally located, providing easy access to the vibrant Coulsdon Town, making it a fantastic choice for those seeking convenience and comfort.

Upon entering, you are welcomed by an entrance hall that leads to an inviting open-plan lounge-dining area, perfect for both relaxation and entertaining. The recently re fitted kitchen then has doors flows into a sun lounge, creating a bright and airy space that is ideal for enjoying the natural light throughout the day.

The first floor boasts two generously sized bedrooms, providing ample space for rest and relaxation. A family bathroom completes the upper level, ensuring that all your needs are met within this charming home.

This property is not only well-presented but also offers a warm and welcoming atmosphere that is sure to appeal to a variety of buyers. An internal viewing is highly recommended to truly appreciate the accommodation on offer.

Do not miss the opportunity to make this lovely house your new home. Call now to arrange a viewing and take the first step towards your new life in Coulsdon.





Entrance Hall

Through Lounge

Dining Area

Kitchen

Sun Lounge

Stairs to

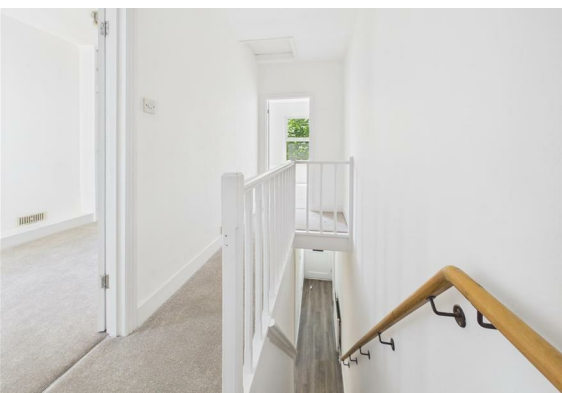
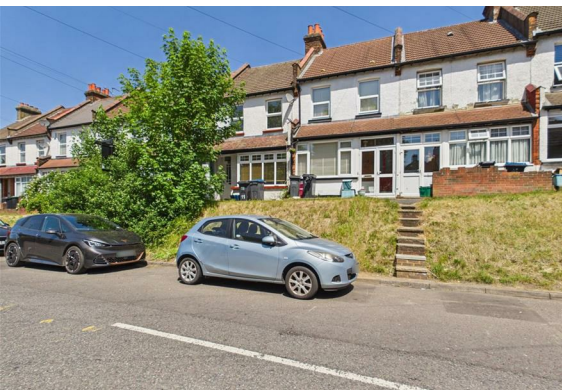
First floor landing

Bedroom 1

Bedroom 2

Bathroom

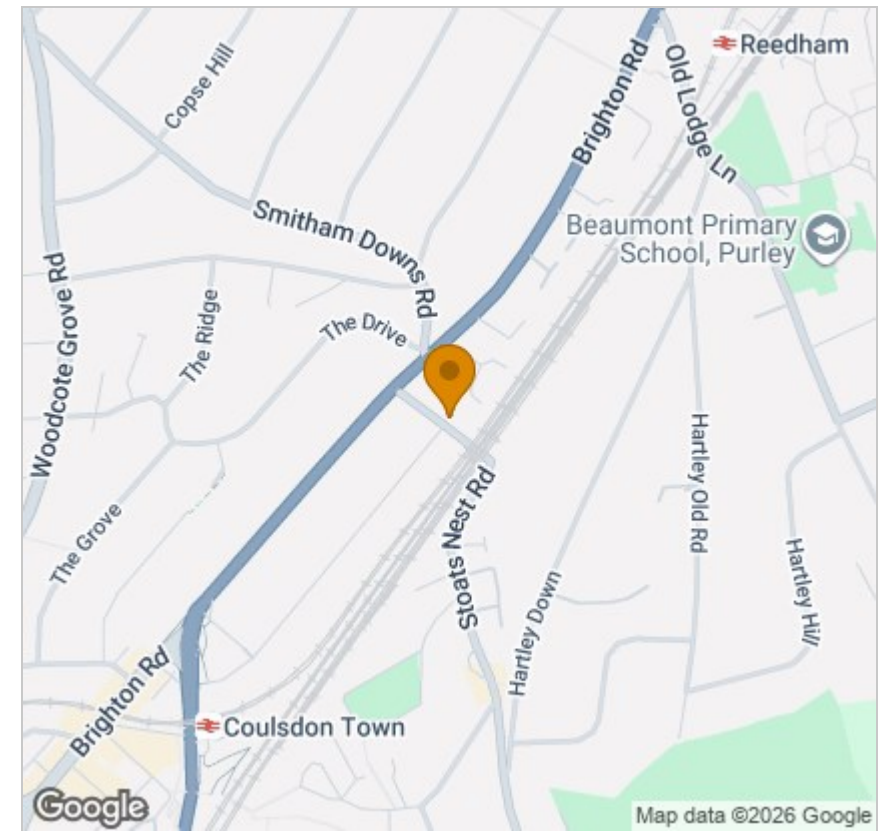
Rear Garden



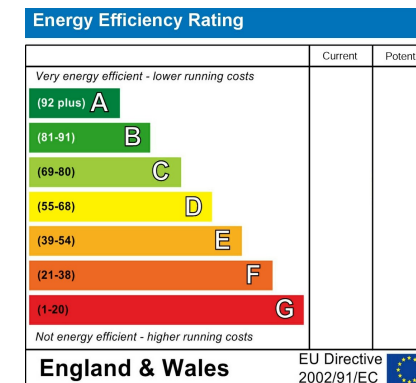
## Floor Plan



## 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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