



2 Bedrooms | 1 Bathrooms | 1 Reception Rooms

Lower Road | Kenley | CR8 5ND

**£415,000**

**LOFT**



Lower Road |  
Kenley | CR8 5ND  
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- Victorian mid-terraced home, full of character
- Through lounge/diner, flooded with light from end to end
- Envious kitchen that has been modernised, with high quality integrated appliances
- Level, mature rear garden
- Two double bedrooms and large family bathroom featuring a separate shower and bath
- Ideally located for Kenley and Purley train stations
- Great amenities and schools within walking distance

## Ground Floor

### Hallway

### Reception Room

14'2 x 10'3 (4.32m x 3.12m)

### Dining Room

11'11 x 10'5 (3.63m x 3.18m)

### Kitchen

12'8 x 8'4 (3.86m x 2.54m)

## First Floor

### Landing

### Bathroom

### Bedroom 1

13'7 x 12'2 (4.14m x 3.71m)

### Bedroom 2

12'0 x 7'9 (3.66m x 2.36m)

## Outside

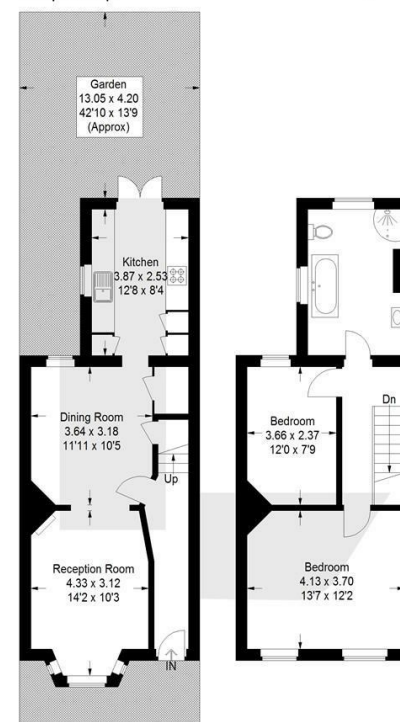
### Front Garden

### Rear Garden



## Lower Road, CR8

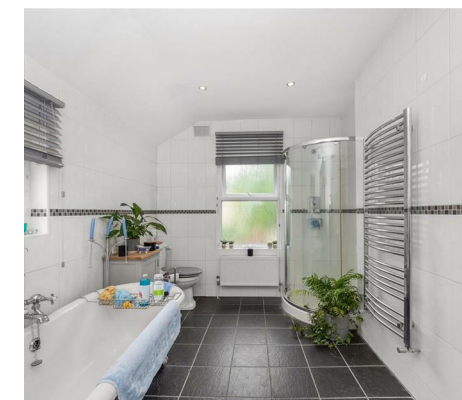
Approximate Gross Internal Area  
84.5 sq m / 910 sq ft



Ground Floor

First Floor

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. (ID1212984)



EPC Rating: D

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