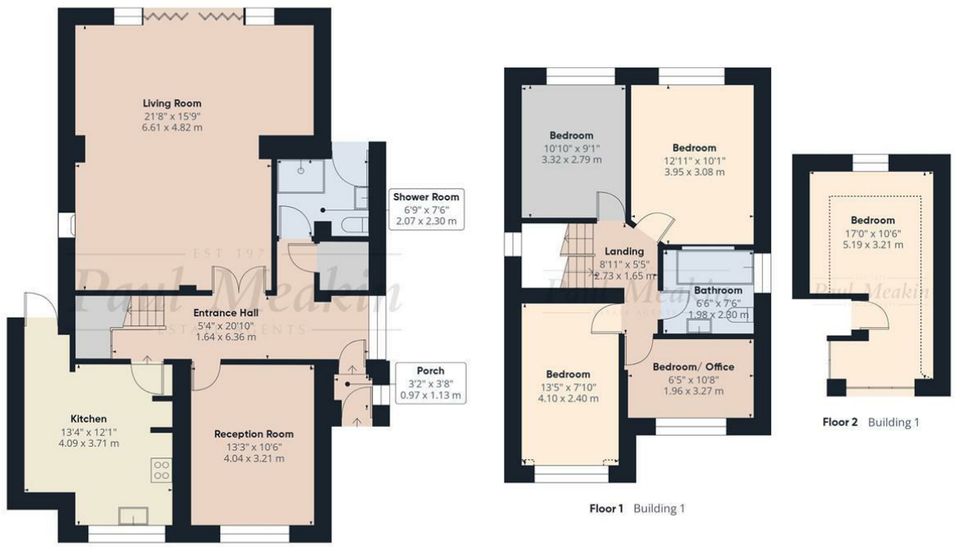
EST 1973
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Approximate total area(1)
1764 ft²
163.9 m²

Reduced headroom
58 ft²
5.4 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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Offers In Excess Of £675,000 Addington Road, South Croydon, CR2 8RF



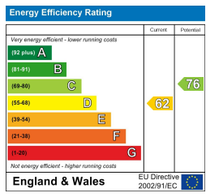


Situated on the desirable Addington Road in South Croydon, this impressive five-bedroom detached house offers a perfect blend of space and modern living. Upon entering, you are greeted by two generously sized reception rooms, ideal for both entertaining guests and enjoying family time. There is a well-appointed kitchen/breakfast room, providing a welcoming space for casual dining and culinary creativity.

The property boasts five spacious bedrooms, ensuring ample accommodation for families or those seeking extra space for guests or a home office. The refitted family bathroom is a true highlight, featuring a luxurious free-standing bath, perfect for unwinding after a long day. Additionally, a refitted downstairs shower room adds convenience for busy mornings.

Outside, the landscaped garden presents a tranquil retreat, complete with a detached garage at the rear, offering valuable storage or potential for a workshop. Off-street parking is also available, providing ease and security for your vehicles.

This charming home is not only well-suited for family living but also offers a fantastic opportunity to enjoy the vibrant community of South Croydon. With its excellent transport links, local amenities, and green spaces nearby, this property is a must-see for anyone looking to settle in a welcoming neighbourhood. Don't miss the chance to make this delightful house your new home.



Porch

Entrance Hall

Shower Room

Living Room
21'8 x 15'9 (6.60m x 4.80m)

Reception Room
13'3 x 10'6 (4.04m x 3.20m)

Kitchen
13'4 x 12'1 (4.06m x 3.68m)

Landing

Bedroom
12'11 x 10'1 (3.94m x 3.07m)

Bedroom
10'10 x 9'1 (3.30m x 2.77m)

Bedroom
13'5 x 7'10 (4.09m x 2.39m)

Bedroom/ Office
6'5 x 10'8 (1.96m x 3.25m)

Bathroom

Loft Bedroom
17'0 x 10'6 (5.18m x 3.20m)

Garden

Garage
9'0 x 21'2 (2.74m x 6.45m)

Off Street Parking

TAX BAND: E

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

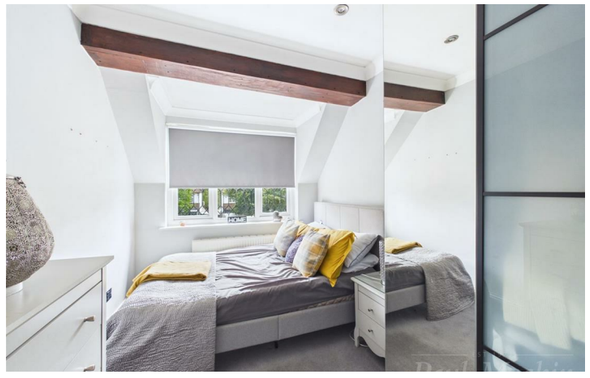
selsdon@paulmeakin.co.uk | 020 8651 1234 | www.paulmeakin.co.uk

- PRICE RANGE £700,000 - £725,000
- Five bedrooms
- Two reception rooms
- Refitted downstairs shower room
- Detached garage
- Landscaped rear garden
- Kitchen/breakfast room
- Off street parking







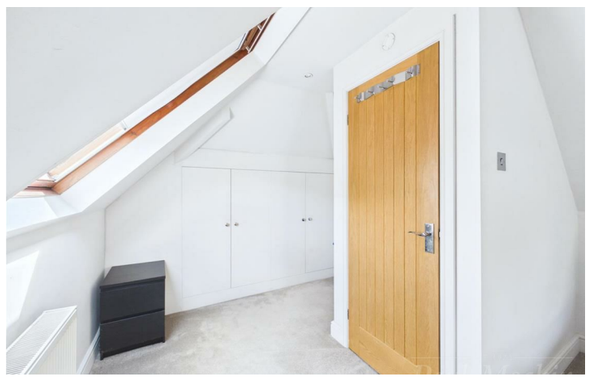










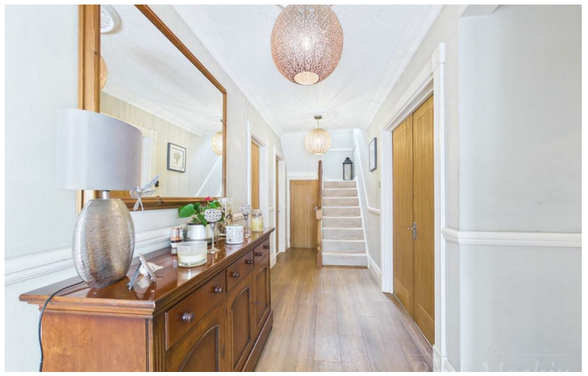














selsdon@paulmeakin.co.uk | 020 8651 1234 | www.paulmeakin.co.uk