

Entrance Hall

Dining Room

15'5 x 14'2 (4.70m x 4.32m)

Kitchen

7'9 x 13'4 (2.36m x 4.06m)

Living Room

20'9 x 12'0 (6.32m x 3.66m)

Reception Room

15'7 x 7'10 (4.75m x 2.39m)

Landing

Bedroom

12'7 x 12'0 (3.84m x 3.66m)

Bedroom

9'6 x 11'8 (2.90m x 3.56m)

Bedroom

8'1 x 12'0 (2.46m x 3.66m)

Bathroom

Separate w.c

Garden

Summer House

15'0 x 16'4 (4.57m x 4.98m)

Store Room

15'3 x 8'10 (4.65m x 2.69m)

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 and 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



Offers In Excess Of £475,000 Falconwood Road, Croydon, CR0 9BB

Do not miss the opportunity to acquire this extended three/four bedroom semi detached home which has remained within the family since it was built. Internally the property offers two/three reception rooms, fitted kitchen, refitted family bathroom with separate W.C, three double bedrooms, double glazed windows throughout, brand new boiler, gas central heating via radiators, large landscaped south westerly facing garden with large summer house / Gym and attached shed storage. There is also off street parking for multiple cars via the paved driveway. There is also great scope to extend subject to planning consents / permissions. This property is situated within a popular residential crescent with easy access to local shops & amenities as well as Gravel Hill Tramstop and frequent bus services. Call now to appreciate size and location. Freehold. Croydon council tax band E. EPC - D. NO ONWARD CHAIN



