



EST 1973
Paul Meakin ESTATE AGENTS
£1,100,000 The Ridge Way, South Croydon, CR2 0LJ

- Prime residential road
- Opportunity to acquire a plot with huge potential
- Large garden with additional plot the rear
- Chain Free
- Currently four bedrooms
- In need of complete renovation

This home is perfect for those looking to create their forever family residence. The generous plot provides ample space for expansion and personalisation, allowing you to transform this four-bedroom house into your dream home. The potential for development is truly endless, making it an exciting prospect for buyers with vision.

Nestled in the prestigious area of Sanderstead, The Ridge Way presents a rare opportunity to acquire a splendid detached house, offering an impressive 1,539 square feet of living space. This property is ideally situated on a premier road, making it a highly sought-after location for families seeking both comfort and convenience.

The surrounding area boasts excellent amenities, including reputable schools, parks, and local shops, ensuring that all your daily needs are within easy reach. The Ridge Way is also well-connected to public transport, providing convenient access to central London and beyond.

This property is not just a house; it is a canvas for your future. Whether you wish to enhance the existing space or create something entirely new, this home offers the perfect foundation for your aspirations. Do not miss the chance to make this exceptional property your own.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

TAX BAND: G

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

