3 Bed House - End Terrace

Elm Road

Asking price £475,000

Freehold

- Three bedroom house
- Spacious reception room
- Recently decorated
- Large Kitchen/Diner
- UPVC Double Glazing
- Gas Central Heating system
- First floor bathroom
- Ground floor cloakroom
- Garden to rear approx 45Ft
- Walking distance to Purley Railway Station

Northwoods

Elm Road
Purley
CR8 2DR

3

1

1

D

Situated in the serene Elm Road, Purley, is this recently decorated delightful end terrace house, Constructed in 1910, with character it is a splendid choice for those seeking to establish their ideal residence. With a generous area of 1,044 square feet, the property features three well-proportioned bedrooms, a spacious reception room, and a large kitchen diner, providing ample space for both family living and entertaining guests.

The thoughtful layout includes an upstairs bathroom, complemented by a separate cloakroom on the ground floor, ensuring convenience for all. The rear garden is a charming highlight, predominantly laid to lawn with a small patio area, perfect for enjoying the fresh air or hosting summer gatherings with friends and family.

Located in a desirable residential cul-de-sac, this property is ideally situated within walking distance of Purley mainline station, making it particularly appealing for commuters. Additionally, local shops and amenities are just a short stroll away, with Purley High Street offering a diverse selection of shops, bars, and restaurants to explore.

This chain-free property presents an exciting opportunity for buyers looking to invest in a home they can personalise to their taste. We highly recommend expressing your interest promptly to avoid disappointment, as this charming residence is sure to attract considerable attention.

Entrance
Front door. leading to:-

Entrance hall
Radiator. Laminate wood flooring.

Cloakroom
UPVC double glazed window to side. Wall mounted wash hand basin. Low level WC.

Reception Room
UPVC double glazed window to front. Two radiators. Feature fireplace. Laminate wood flooring. UPVC double glazed door to garden.

Kitchen/diner
UPVC double glazed windows to side. Range of wall and base units with work surfaces over. Stainless steel single drainer sink unit. Built-in oven, and hob. Space for washing machine and fridge/freezer. Radiator. Laminate wood flooring. UPVC double glazed doors to garden. Under stairs cupboard.

Landing
Balustrade. Loft access. Carpet as laid.

Bedroom one
UPVC double glazed windows to front. Radiator. Carpet as laid. Stained wood door.

Bedroom two
UPVC double glazed windows to rear. Radiator. Stained wood door. Carpet as laid.

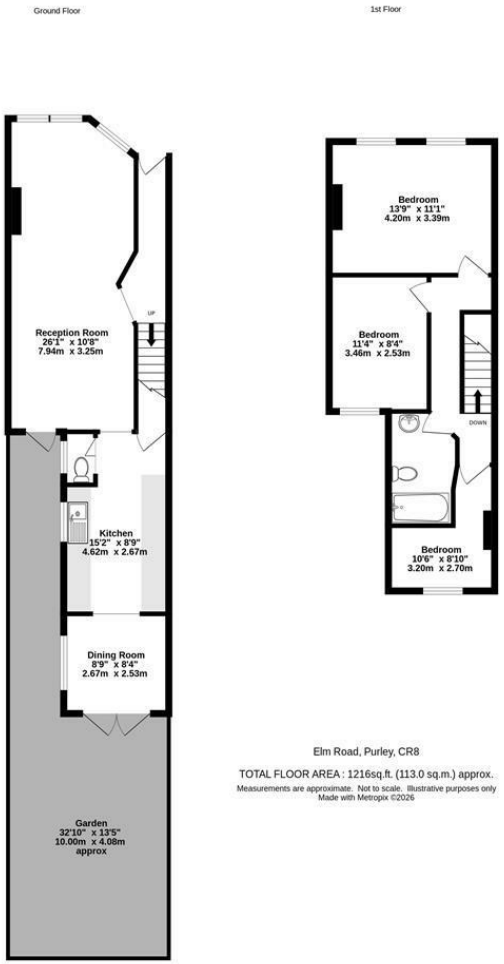
Bedroom three
UPVC double glazed window to front. Radiator. Carpet as laid. Stained wood door.

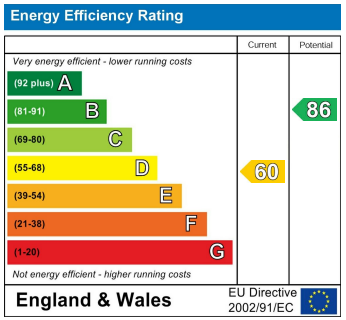
Bathroom
UPVC double glazed windows to side. Panelled bath with shower attachment. Vanity was hand basin. Low level WC. Heated towel rail. Vinyl flooring.

Garden
45'
Patio area then laid to lawn area. Shed. Side access to front.

Tenure
"We are advised by the vendor(s) that the tenure is Freehold".

Authority
London Borough of Croydon. Band D £2599.91





CONTACT

5 High Street
London
SE25 6EP

E: Info@northwoods.co.uk
T: 020 8653 3377
northwoods.co.uk

Northwoods