



**2 Bed**  
**House - Mid Terrace**  
**Anthony Road**  
**South Norwood**

**£1,850 Per month**

- Two double bedrooms ( Bedroom 1 currently divided ask agent for details)
- Cosy lounge
- High spec kitchen
- UPVC Double Glazing
- Gas Central Heating system
- Feature fireplaces
- Garden to rear approx 50ft
- Summer House in rear garden
- Unfurnished
- Viewing recommended



Anthony Road  
South Norwood  
London  
SE25 5HA

Situated on Anthony Road in the vibrant area of Woodside, this charming mid-terrace house offers a delightful blend of modern living and classic character.

Spanning 646 square feet, the house features two generously sized double bedrooms, both designed with comfort in mind. The well-appointed family bathroom boasts a luxurious waterfall shower over the bath, providing a serene space for relaxation. The ground floor welcomes you with a bright entrance hall that leads to a cosy reception room, perfect for unwinding after a long day. The stylish kitchen is equipped with integrated appliances and flows seamlessly into a spacious, low-maintenance garden, ideal for outdoor entertaining or simply enjoying the fresh air.

Additional conveniences include a downstairs W/C and a Summer house, affectionately referred offering extra storage or a private retreat.

Location is key, and this property does not disappoint. Situated just a stone's throw from both Blackhorse Lane and Woodside tram stops, commuting is a breeze. Norwood Junction station is a mere 1.4 miles away, while East Croydon Station is only 1.5 miles, providing excellent transport links to central London and beyond.

#### Entrance

Front door leading to:

#### Cloakroom

Low level WC. Vanity wash hand basin. Tiled flooring.

#### Reception room

11'0 x 9'2

Double glazed windows to front. Radiator. Wood flooring.

#### Kitchen

12'3 x 11'0

Range of wall and base units with work surfaces over. Stainless steel single drainer sink unit. Built-in oven, hob and extractor hood. Built in dishwasher. Wood flooring. UPVC double glazed doors to garden.

#### Landing

Loft access. Carpet as laid. Balustrade.

#### Bedroom One

12'0 x 10'8

UPVC double glazed window to rear. Feature fireplace. Radiator. Carpet as laid.

#### Bedroom Two

10'6 x 7'8

UPVC double glazed window to front. Radiator. Carpet as laid. Partitioned in middle of room.

#### Bathroom

UPVC double glazed window to rear. Panelled bath with rainfall shower. Wall mounted wash hand basin. Low level WC. Tiled walls and flooring.

#### Garden

50

Mainly paved. Outside light. Brick shed housing washing machine. Summer house with power and light.

#### Authority

London Borough Of Croydon Band B £2022.15







**CONTACT**

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			<div style="text-align: center;"> <span style="font-size: 2em;">90</span>  <span style="font-size: 2em;">71</span> </div>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

