



4 Bedrooms | 5 Bathrooms | 3 Reception Rooms

Fir Hollow Gardens | Kenley | CR8 5FR

£3,750

LOFT

Fir Hollow Gardens | Kenley | CR8
5FR
£3,750

- New build town houses in a gated development off of a sought after private road in Kenley
- High specification throughout including Quartz worktops and Samsung integrated appliances
- EV charging point and solar panels
- Engineered oak flooring, bi-fold doors to the lower ground floor and Juliet balcony on the ground floor
- Underfloor heating to the modern bathrooms and throughout the ground and lower ground floor
- NHBC 10 year structural warranty
- Beautifully landscaped garden with a summer house



Luxury town houses available now for a long let in a sought after development that has been built to the highest quality in a great location! Deceptively large with accommodation across four floors spanning 2621 sq. ft.



Ground Floor

Hallway

Study
12'2" x 10'11" (3.73 x 3.35)

Shower Room

Kitchen/ Dining room
21'5" x 17'7" (6.53 x 5.38)

Lower Ground Floor

Hallway

Sitting room
17'7" x 9'6" (5.38 x 2.92)

Reception room
29'3" x 17'7" (8.92 x 5.38)

Shower Room

Utility room
9'2" x 6'10" (2.80 x 2.10)

First Floor

Bedroom 1
17'7" x 12'9" (5.38 x 3.89)

En-suite

Bedroom 2
11'8" x 11'6" (3.58 x 3.51)

En-suite

Second Floor

Bedroom 3
17'7" x 13'3" (5.38 x 4.06)

Bathroom

Bedroom 4
17'7" x 12'7" (5.38 x 3.84)

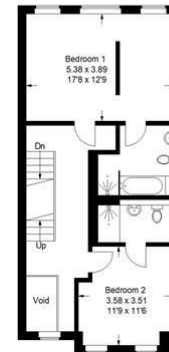
Outside

Garden
42'1" x 18'2" (12.85 x 5.56)

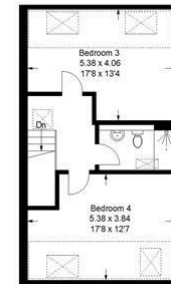
**Driveway with EV
Charger**



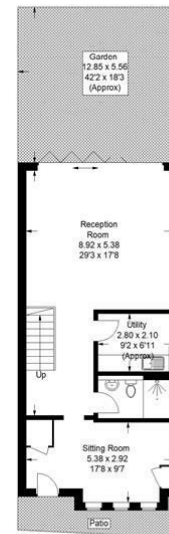
Fir Hollow Gardens, CR8
Approximate Gross Internal Area
(Excluding Void)
243.6 sq m / 2621 sq ft



First Floor

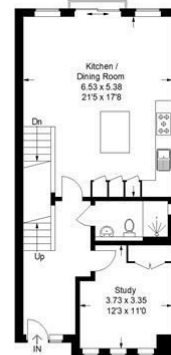


Second Floor



Lower Ground Floor

Reduced headroom
below 1.5 m / 5'0"



Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1108511)

EPC Rating: B

23a High Street
Purley
Surrey
CR8 2AF
0208 660 8070
hello@loft-estates.co.uk