

4 bed semi-detached house to buy in CR0

West Way, Croydon, ., CR0 8RD

£525,000 Starting Bid

x 4 x 2 x 2

Tenure

Freehold

Garage parking

Property features

- Being Sold via Secure Sale online bidding. Terms and Conditions
- Impressive Four Bedroom Family Home
- Popular South Of Shirley Location
- Delightful 16'9 Kitchen Breakfast
- EPC Rating D

Key Information

- Council Tax: Band E
- EPC Rating: D
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: FTTC (fibre to the cabinet)
- Mobile signal: Good

Arrange a viewing

Vinny Dadhria
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- Flexible viewing slots
- Accompanied viewings

Description

This impressive family home is situated in a popular residential location on the South Side of Shirley, close to many amenities. Very well presented throughout, the property provides spacious and bright, family-sized accommodation. The ground floor has been extended at the rear, where you will find a spacious 21’ reception room that overlooks the garden, and a delightful kitchen breakfast room that measures 16’9, spaces that are ideal for entertaining friends and for everyday family life. The spacious lounge is at the front and a perfect room to retreat to! Three double bedrooms can be found up on the first floor, along with the modern family bathroom. The stunning master bedroom is within the professionally converted loft space, which also benefits from a luxurious en-suite shower room and walk in wardrobe. To the rear of the property, you will find a really secluded garden, the perfect spot for those who work from home. Ample off-street parking can be found on the large frontage, and there is a garage to the side/rear. With a well-presented interior, a handy ground-floor cloakroom, security features including CCTV and an ADT alarm, this superb family home is well worth viewing.

The Location

The property is located on West Way, a residential side street on the ever-popular and highly regarded south side of Shirley. Within a few hundred yards, you will find the Wickham Road offering a range of local shops, supermarkets, restaurants, cafes, and shops. Also, the delightful Millers Pond recreational area is within around 0.4 of a mile, and the Shirley Church recreation ground is closer still.

Further Extension Potential

Whilst the property has already had a rear extension, there is scope to convert the garage into internal accommodation, which could also provide a 'granny annex' style set up if required. Similar homes in the immediate area have had double-storey extensions to the side. Obviously, any improvements of this nature will require the relevant local authority consents.

Schools

The property is in easy reach of primary and secondary schools. These include Orchard Way Primary, Orchard Park Secondary, The Harris Academy at Benson, St Johns and Trinity, with Royal Russell, Coloma, and Whitgift also within easy reach. For full directions, please see the map or contact Allen Heritage Estate Agents in Shirley.

Transport Links

On the nearby Wickham Road you will find bus routes to Bromley, West Wickham and Croydon town centres as well as East Croydon mainline railway station, which offers fast rail services to Central London and Gatwick Airport. On Wickham Road, you can pick up the new Superloop bus route, which serves several destinations including Heathrow Airport, and Bromley South.

The Ground Floor Accommodation

Porch

Entrance Hall

Lounge 4.19m (13'9") x 3.98m (13'1")

Rear Reception Room 6.44m (21'2") x 3.36m (11') max

Ground Floor WC

Kitchen/Breakfast Room 5.07m (16'8") x 2.44m (8')

The First Floor Accommodation

Landing

Bedroom 2 3.96m (13') x 3.88m (12'9")

Bedroom 3 3.67m (12') x 3.38m (11'1")

Bedroom 4 3.53m (11'7") x 2.48m (8'2")

Bathroom 2.04m (6'8") x 1.77m (5'10")

First Floor WC

The Second Floor Accommodation

Landing

Bedroom 1 5.49m (18') x 3.55m (11'8")

En-suite Shower Room

Walk-in Wardrobe

Eaves Storage Space

EPC Rating: D

Rear Garden

25m x 9m

A delightful rear garden with a secluded feel and westerly asepct. There is a large patio perfect for entertaining in the summer months, with ample space in which to relax and for recreation and games!

Parking - Garage

The garage can be found to the side/rear of the property, and there is ample off-street parking on the large and neat and tidy front driveway.

Council Tax Band: E

Tenure: Freehold

Price: Starting Bid £525,000

Property Type: Semi-detached house

Parking: Garage

Year built: 1930

Construction materials: Brick and block

Roofing type: Clay tiles, Flat

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

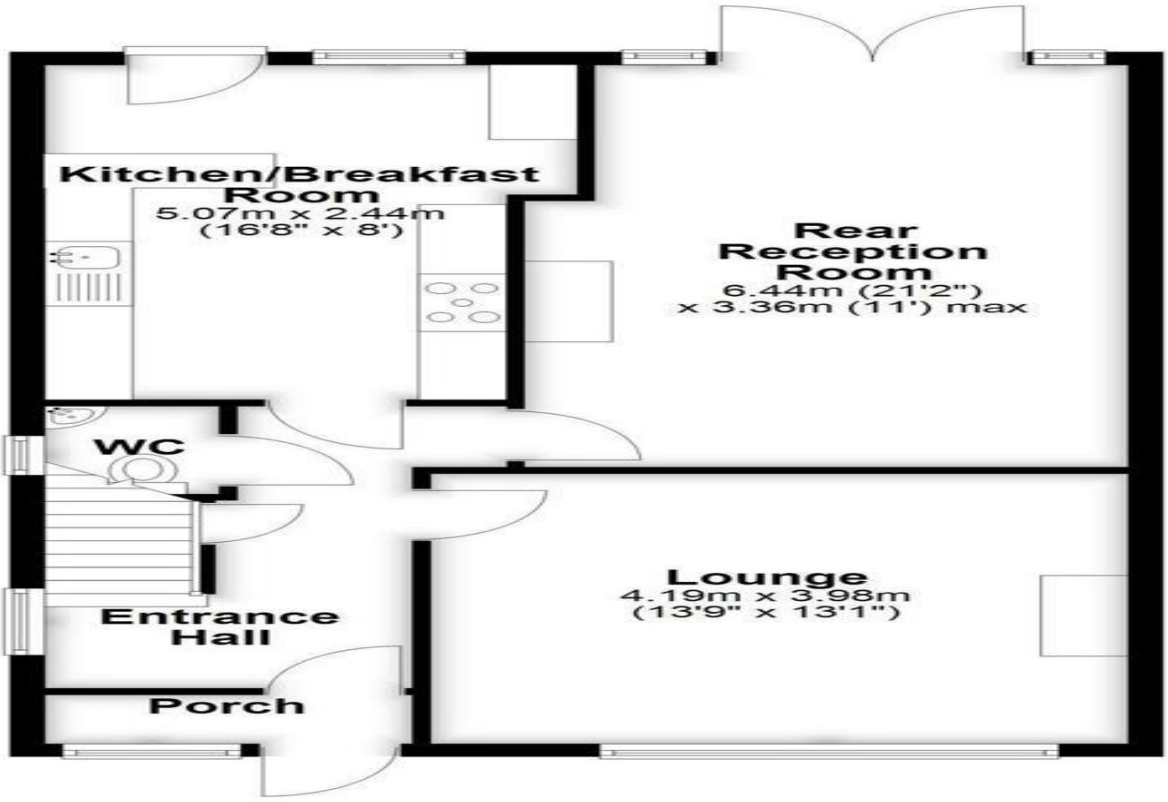
Air conditioning: Yes

Broadband: FTTC (fibre to the cabinet)

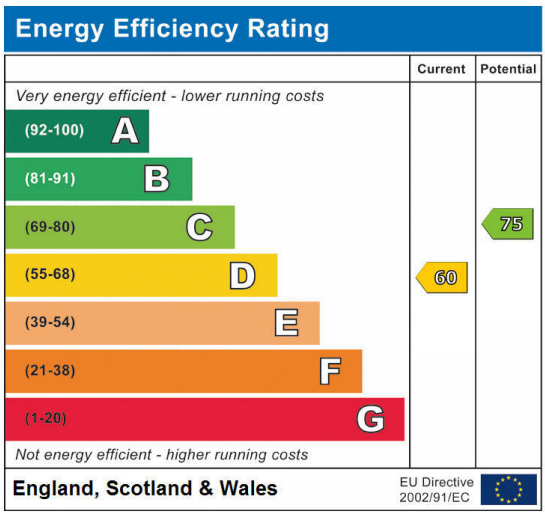
Mobile signal coverage: Good

Ground Floor

Approx. 66.2 sq. metres (712.6 sq. feet)



Total area: approx. 146.1 sq. metres (1572.5 sq. feet)



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Contact your local branch today for more information on this property:

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