



OVER 60?

Secure this property
for up to **59% less!**

Price

£560,000

Freehold

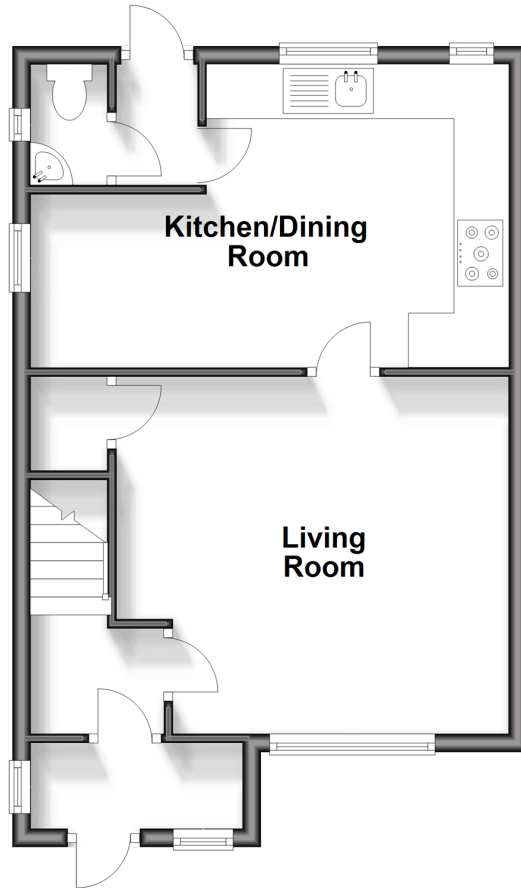
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**Stanley Road,
Carshalton, Surrey, SM5**

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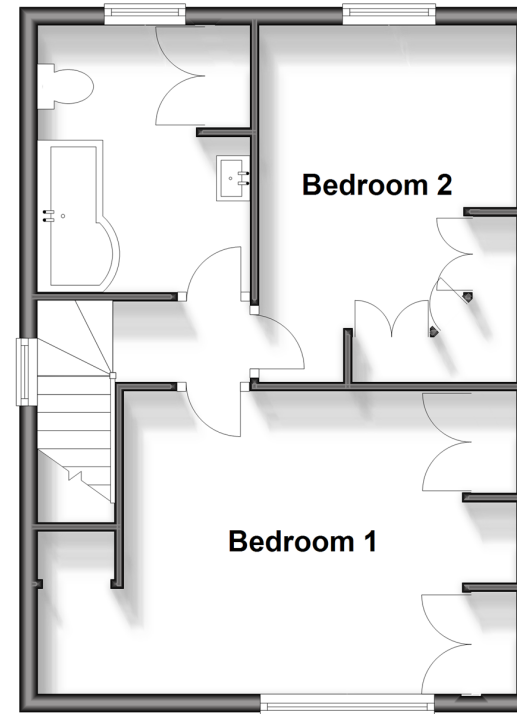
Ground Floor

Approx. 41.6 sq. metres (447.3 sq. feet)



First Floor

Approx. 39.2 sq. metres (422.2 sq. feet)



Accommodation

GROUND FLOOR

Porch
Entrance Hall
Living Room: 14'1 x 13'10 (4.30m x 4.22m)
Kitchen/Dining Room: 17'1 x 10'9 (5.21m x 3.28m)
Cloakroom: 4'3 x 2'7 (1.30m x 0.79m)

FIRST FLOOR

Landing
Bedroom 1: 17'2 x 11'5 (5.24m x 3.48m)
Bedroom 2: 12'8 x 8'9 (3.86m x 2.67m)
Bathroom: 9'5 x 7'8 (2.87m x 2.34m)

ANNEXE

Lounge/Bedroom: 12'2 x 11'7 (3.71m x 3.53m)
En-Suite Shower Room: 6'2 x 4'3 (1.88m x 1.30m)

OUTSIDE

Driveway
Rear Garden



Main features

- Well presented throughout
- Potential to extend (subject to planning permission being obtained)
- Driveway and beautiful rear garden
- Wonderful annex in rear garden with en-suite, perfect for a third room or home office
- Located close to excellent schools, local shops and Carshalton Beeches train station



Nearest Schools

Primary Schools: Stanley Park Junior School 0.2 miles, Barrow Hedges Primary 0.6 miles, All Saints' CofE Primary 0.9 miles
Secondary Schools: Stanley Park High School 0.3 miles, Wallington High School for Girls 0.6 miles



Transport Information

Train Stations: Carshalton Beeches 0.5 miles, Wallington 0.8 miles, Carshalton 1.3 miles



Address

Stanley Road, Carshalton, Surrey, SM5



Directions

For directions to this property please contact us.



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Call Wallington Branch 020 8647 0011 ■ cubittandwest.co.uk



- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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