



**Price**  
**£450,000**

**Freehold**

3x  1x  2x 

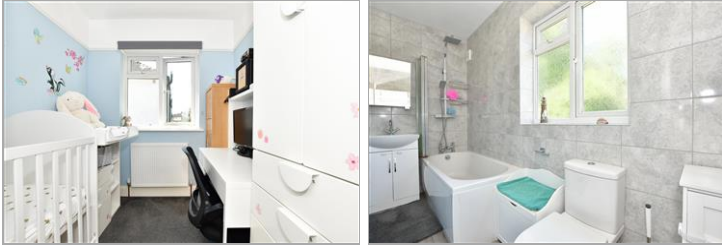
**Cromwell Road,  
Caterham, Surrey, CR3**

**OVER 60?**

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

**cubitt & west**  
Helping you move forwards





## Main features

- Semi detached house set within a cul-de-sac
- Driveway for up to two cars & fully boarded loft with extended hatch/ladder
- Open plan kitchen/diner
- Side access to the rear garden with decked patio area with stairs leading to the main garden

## Accommodation

### GROUND FLOOR

Entrance Hall

Lounge: 18'7 x 11'4 (5.67m x 3.46m)

Kitchen/Diner: 12'9 x 11'5 (3.89m x 3.48m)

### FIRST FLOOR

Landing

Bedroom 1: 11'4 x 11'4 (3.46m x 3.46m)

Bedroom 2: 8'7 x 6'7 (2.62m x 2.01m)

Bedroom 3: 8'7 x 6'9 (2.62m x 2.06m)

Bathroom: 11'4 x 4'2 (3.46m x 1.27m)

### OUTSIDE

Driveway

Rear Garden

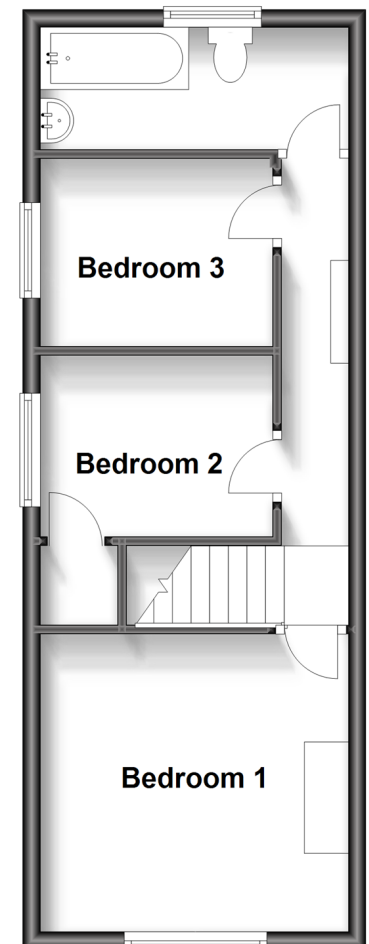
### Ground Floor

Approx. 36.8 sq. metres (396.6 sq. feet)



### First Floor

Approx. 35.4 sq. metres (381.3 sq. feet)



**Call Caterham - 01883 331000 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



24405954/20230701/LW/LP