



Price
£600,000

Freehold

4x  2x  1x 

**Darcy Close, Coulsdon,
Surrey, CR5**

OVER 60?

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

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Helping you move forwards



Main features

- **Family bathroom and en-suite to bedroom one**
- **Quiet cul de sac with driveway and single garage**
- **Walking distance to shops, Coulsdon Common and Happy Valley**
- **Potential to extend subject to planning**
- **Side access to the rear garden**

Accommodation

GROUND FLOOR

Entrance Hallway

Lounge/Dining Room: 23'1 x 11'10 (7.04m x 3.61m)

Kitchen: 8'11 x 8'10 (2.72m x 2.69m)

FIRST FLOOR

Bathroom: 8'10 x 5'10 (2.69m x 1.78m)

Bedroom 2: 12'1 x 10'2 (3.69m x 3.10m)

Separate Toilet: 4'0 x 2'6 (1.22m x 0.76m)

Bedroom 3: 11'10 x 10'6 (3.61m x 3.20m)

Bedroom 4: 8'6 x 7'2 (2.59m x 2.19m)

SECOND FLOOR

Bedroom 1: 14'5 x 12'11 (4.40m x 3.94m)

En Suite: 6'9 x 6'8 (2.06m x 2.03m)

OUTSIDE

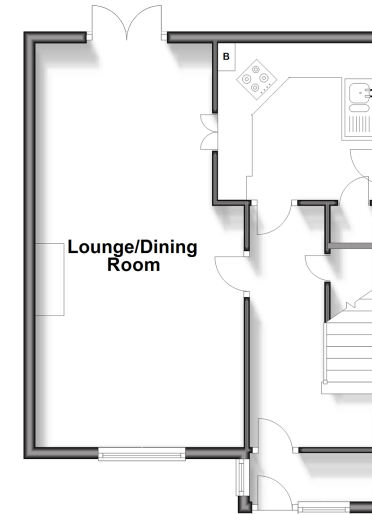
Front and Rear Garden

Garage

Driveway

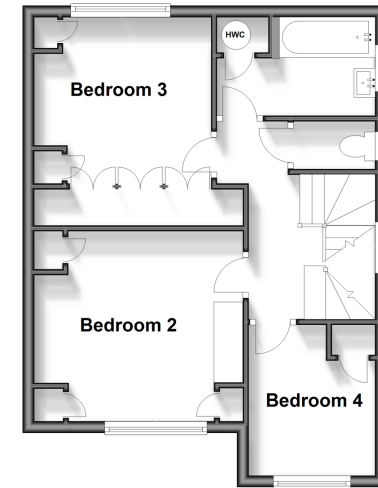
Ground Floor

Approx. 43.6 sq. metres (469.2 sq. feet)



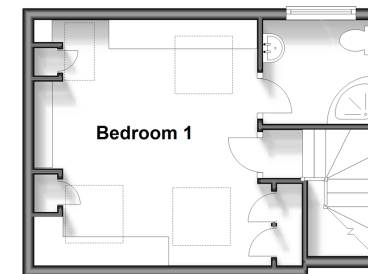
First Floor

Approx. 43.8 sq. metres (471.7 sq. feet)



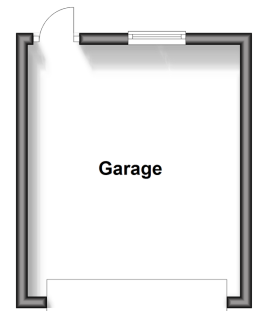
Second Floor

Approx. 24.7 sq. metres (265.7 sq. feet)



Outbuilding

Approx. 16.1 sq. metres (173.6 sq. feet)



Call Caterham - 01883 331000 ■ cubittandwest.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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.



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