

Gibbons Place | | Coulsdon | CR5 3GJ

£2,800 Per Calendar Month

BOND & SHERWILL
EST. 1908

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Located within the popular Cane Hill estate this semi-detached, three-bedroom property is perfect for anyone who wants contemporary interior living.

The ground-floor features a modern kitchen/diner with integrated appliances, W.C and a good-size dual-aspect lounge with three roof windows. The first-floor comprises two good-size bedrooms and a family bathroom while the second-floor has a master bedroom with en-suite.

Additional features include off-street parking and a rear garden.

Coulsdon South and Coulsdon Town Railway Stations offer swift and easy access to a variety of destinations including London Victoria, London Bridge, Gatwick Airport and Brighton, while the M23/M25 interchange at Hooley provides easy access to the South Coast, Gatwick Airport and the national motorway network. In addition the surrounding area is widely served by a variety of bus routes.

Local shops include Waitrose and additional supermarkets along with further shopping opportunities and gyms across Croydon, while Coulsdon High Street has a number of popular restaurants. Local green spaces include the stunning Farthing Downs and Coulsdon Memorial Park in addition to beautiful Surrey Countryside.

There are also a number of golf courses in the local vicinity including Coulsdon Court, Woodcote Park, Chipstead, Surrey Downs, and Kingswood while there are also a number of local sports clubs and leisure facilities. Coulsdon also includes a range of highly-rated schools including Chipstead Valley Primary School, Smitham, Woodcote Primary School, Wallington High School for Girls and Woodcote High School.









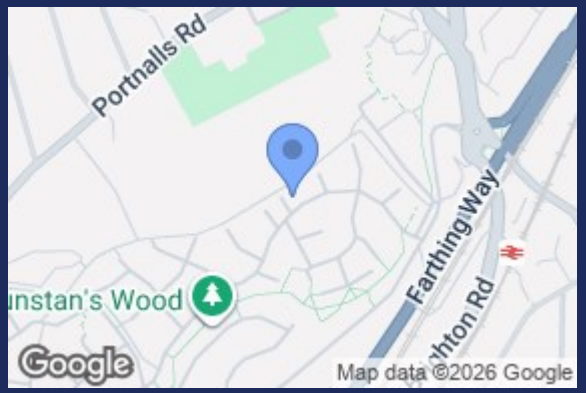


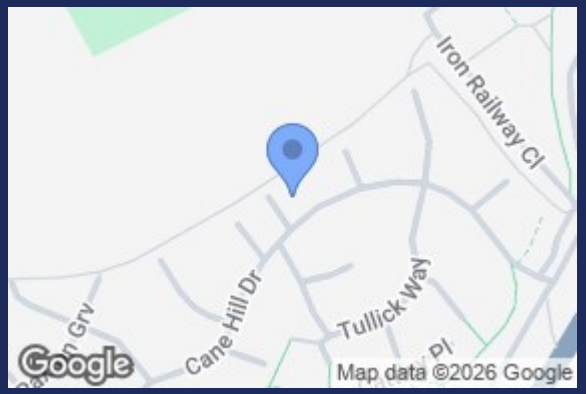




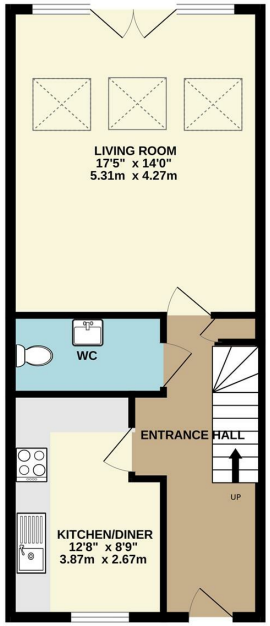




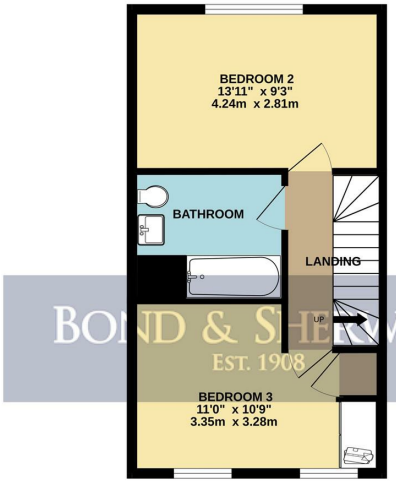




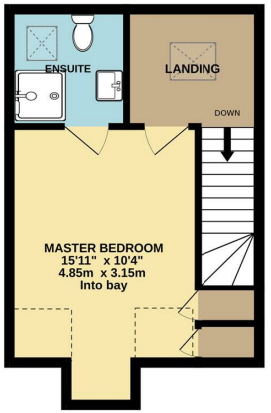
GROUND FLOOR
492 sq.ft. (45.7 sq.m.) approx.



1ST FLOOR
369 sq.ft. (34.3 sq.m.) approx.



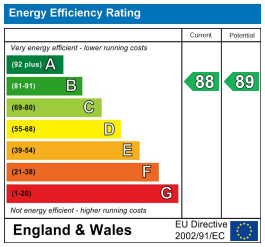
2ND FLOOR
295 sq.ft. (27.4 sq.m.) approx.



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TOTAL FLOOR AREA : 1156 sq.ft. (107.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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