



- Three bedrooms
- Two reception rooms
- Modern kitchen
- Established garden

## Inglis Road, Croydon, CR0 6QU

LOCATION, LOCATION! THE PROPERTY HAS THREE WELL PROPORTIONED BEDROOMS AND A FAMILY BATHROOM/WC TO THE FIRST FLOOR, THERE IS TWO LARGERECEPTION ROOMS AND A MODERN KITCHEN TO THE GROUND FLOOR. The current owner also obtained permission to add a loft room to the property with velux windows, however currently there is no fixed staircase leading to this. Any prospective purchaser needs to get further permission before turning the room into a further bedroom. CALL US NOW TO VIEW!

**Offers In Region Of £450,000**





## Property Description

ENTRANCE 6' 9" x 17' 2" (2.06m x 5.23m)

LIVING ROOM 15' 5" x 12' 4" (4.7m x 3.76m)

DINING ROOM 11' 2" x 15' 3" (3.4m x 4.65m)

KITCHEN 6' 3" x 15' 4" (1.91m x 4.67m)

LANDING 6' 6" x 10' 0" (1.98m x 3.05m)

BEDROOM 1 11' 2" x 15' 4" (3.4m x 4.67m)

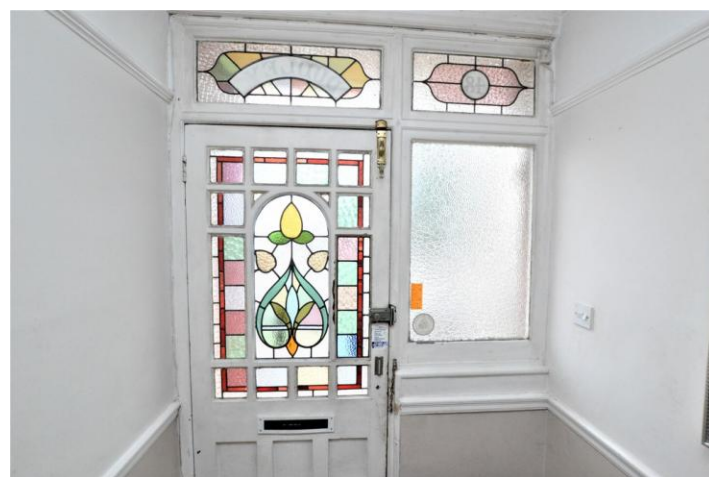
BEDROOM 2 11' 9" x 12' 4" (3.58m x 3.76m)

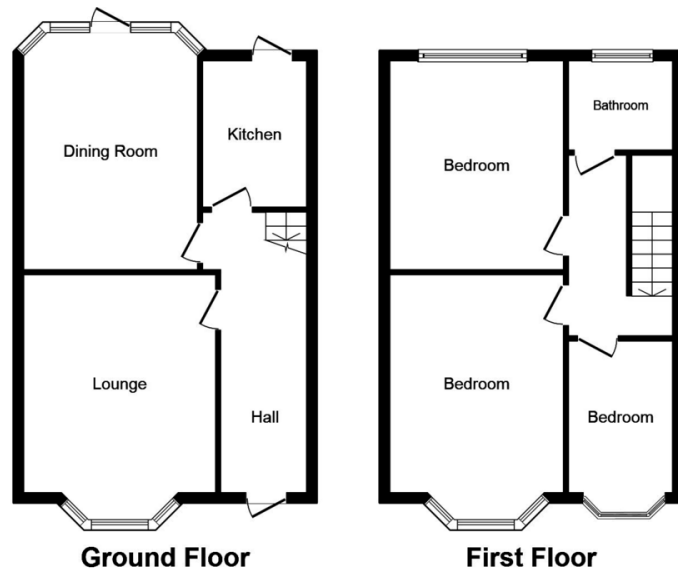
BEDROOM 3 9' 4" x 7' 0" (2.84m x 2.13m)

BATHROOM 6' 6" x 5' 5" (1.98m x 1.65m)









This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

%epcGraph\_c\_1\_334%

49 Lower Addiscombe Road,  
Croydon, Surrey, CR0 6PQ

[www.bensonpartners.co.uk](http://www.bensonpartners.co.uk)  
02086670121  
[eastcroydon@bensonpartners.co.uk](mailto:eastcroydon@bensonpartners.co.uk)

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.