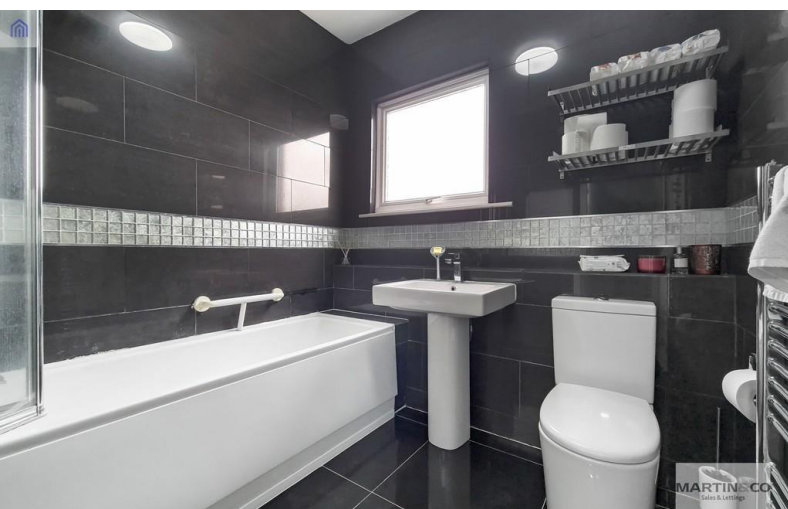




**FOR SALE**



**Milton Road, South Wallington**

**4 Bedrooms, 2 Bathroom, Semi-Detached House**

**Asking Price Of £710,000**

**MARTIN&CO**



## Milton Road, South Wallington

Asking Price Of £710,000

- Four Bedroom Semi- Detached
- High Spec
- Two Reception Rooms
- Lovely Modern Kitchen
- 4 Good Size Bedrooms
- Loft Room
- 2 Bathrooms

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Located on the sought-after South side of Wallington within easy reach of all of the Grammar Schools this handsome bay-fronted Edwardian-style semi-detached house makes a fantastic family home!

This lovely property affords a front porch, an impressive entrance hall, a 16' x 14' reception room (currently used as an additional bedroom), a second 14' reception room with doors onto the rear garden, a 17' fitted kitchen/dining room, a downstairs cloakroom/shower room, landing, three proper double bedrooms, a very useable fourth bedroom and a recently refurbished modern bathroom/wc. There is also lots of storage space available in the enormous and boarded loft room. Features to note include gas heating and double glazing.

Externally there is a paved driveway at the front providing off-road parking for two cars, whilst at the rear there is a sunny West-facing easily managed rear garden, perfect for a family BBQ or Summer sundowner.

Wallington town centre with an excellent range of shops, supermarkets, cafes and station is just a 10 minute stroll away and a selection of convenience shops and restaurants are literally just around the corner along Stafford Road. Bandon Hill Primary School, with a 'Good' Ofsted rating can be found nearby on Sandy Lane South. Wilson's School, Wallington County Grammar School, and Wallington High School are all within a 15 minute walking distance, or just a couple of minutes by car.

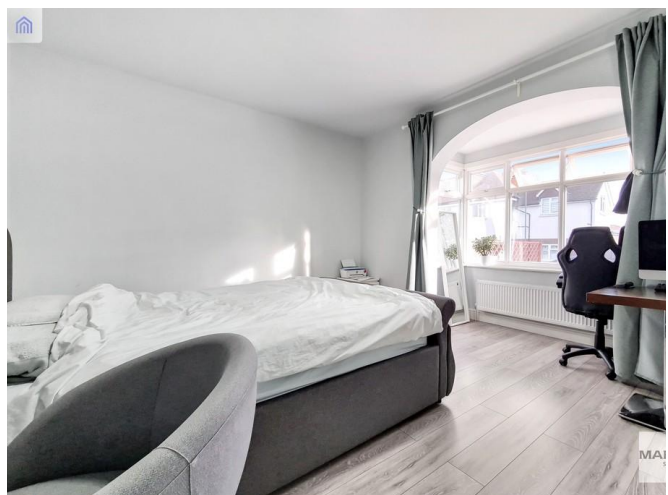
Mellows Park and historic Beddington Park are close at hand, perfect for a run, bike ride or kick about. For the more serious sports-minded Wallington Sports Club offers members tennis, netball, cricket and clubhouse





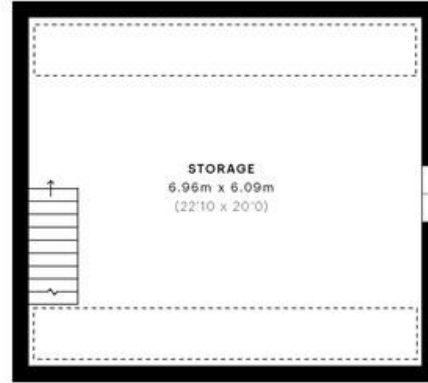
facilities with bar. David Lloyd Croydon is also within easy reach, as are the 'out of town' shopping and leisure facilities along the Purley Way. .

The perfect house in a perfect location - call the seller's sole agent Martin & Co now for an appointment to view!





— Ground Floor



— Second Floor



— First Floor

## Martin & Co Croydon

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**MARTIN&CO**

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