



6 Longsdon Way, Caterham

£485,000 Freehold

Three-bedroom semi-detached home • Garage and off-street parking • Modern development • Close proximity to Caterham Town Centre's amenities and transport links • En-suite to master bedroom • Downstairs WC



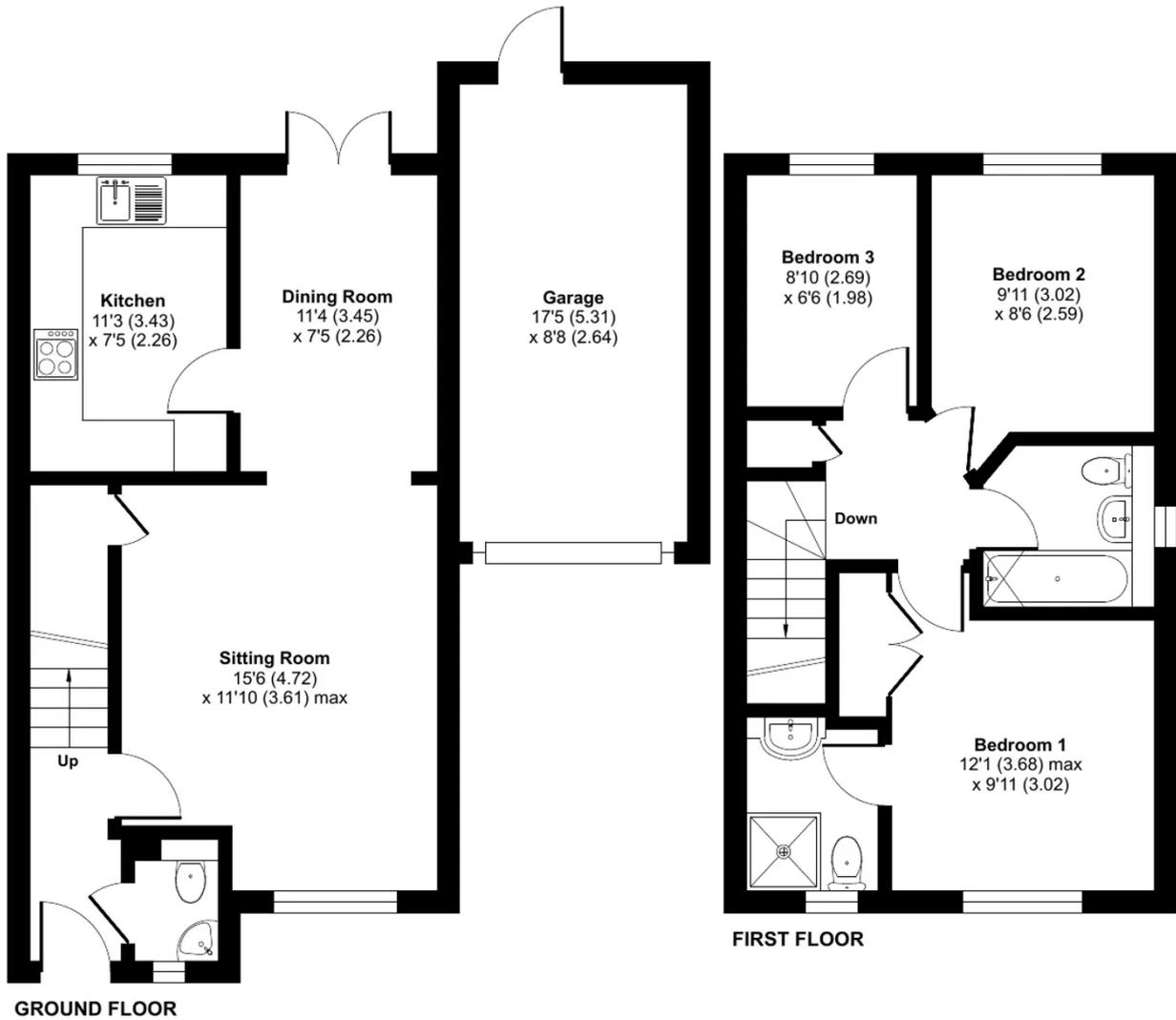
Longsdon Way, Caterham, CR3

Approximate Area = 867 sq ft / 80.5 sq m

Garage = 152 sq ft / 14.1 sq m

Total = 1019 sq ft / 94.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n̄cheom 2023. Produced for Park & Bailey. REF: 1063009

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This impressive three-bedroom semi-detached home is located in a modern development and offers a comfortable and contemporary living space. Situated within close proximity to Caterham Town Centre's amenities and excellent transport links, this property is perfectly situated for both convenience and tranquillity.

Upon entering the property, you are greeted by a hallway with WC, that leads to the spacious through lounge and dining room. With ample space for entertaining, this versatile living area provides a perfect setting for family gatherings and socialising.

The first floor of the property comprises three generously sized bedrooms, with the master bedroom boasting an en-suite bathroom and an abundance of natural light. The remaining two bedrooms are also well-proportioned, providing ample space for a growing family or home office.

The charm of this property extends beyond the doors, as it boasts a delightful rear garden. The carefully landscaped lawn offers a peaceful sanctuary for relaxation and outdoor activities. Additionally, the raised patio/seating area provides the perfect spot for al fresco dining or enjoying a morning coffee in the sun.

To complete the outside space, this property also features a garage and off-street parking, ensuring convenience and practicality for residents. With nearby green areas and a short walk to the train station, this property offers the ideal solution for the commuting family.

Overall, this three-bedroom property provides an opportunity to own a stylish and modern home in a sought-after location. With its spacious living area, convenient amenities, and charming outside space, this property is a true gem. Whether you are a growing family or a professional couple, this property offers the perfect blend of comfort, style, and convenience.

As part of our provision, we may offer ancillary services to assist with your transaction. With your consent we will refer your details to a select group of providers. There is no obligation to provide your consent, or to uptake any of these services, but where you do, you should be aware of the following referral fee information:

Cook Taylor Woodhouse Solicitors – £250

Taylor Rose Solicitors – £250

AV Rillo – £300

Hawke Financial Services – 30%

Arnold & Baldwin Surveyors – 10%

Huxley – 10%

Atrium Surveyors – £25



Conveniently situated for Caterham Valley which offers a range of shopping facilities including two supermarkets, health centre, library, restaurants and pubs, together with main line station providing services to Croydon and London. The area is serviced with a variety of sporting and recreational facilities and the M25 motorway can be accessed via Junction 6 at Godstone.



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