



490 Limpsfield Road, Warlingham - CR6 9LG
£535,000



490 Limpsfield Road

Warlingham, Warlingham

A well-located two-bedroom detached bungalow conveniently positioned just a short, level walk away from Warlingham Village. The property is offered with NO CHAIN. Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Detached
- Bungalow
- Detached Single Garage
- Driveway
- No Onward Chain



A well-located two-bedroom detached bungalow conveniently positioned just a short, level walk away from Warlingham Village.

The property is offered with NO CHAIN

This detached bungalow, conveniently situated within a brief stroll of the esteemed Warlingham Village and presented without any onward chain, offers the following features:

The interior includes a generously sized entrance hall, currently utilized as a dining area. A dual-aspect reception room with access to the rear garden. Two spacious double bedrooms and a family bathroom.

At the front of the property, a driveway offers off-street parking and leads to a detached garage. The majority of the garden features a well-maintained lawn with flower and shrub beds.

The rear garden has been thoughtfully designed for minimal upkeep, featuring a large paved and gravel area along with flower and shrub beds.

COUNCIL TAX BAND E

As part of the service we offer, we may recommend ancillary services to you which we believe will help your property transaction. We wish to make you aware that should you decide to proceed we will receive a referral fee. This could be a fee, commission, payment or other reward. We will not refer your details unless you have provided consent for us to do so. You are not under any obligation to provide us with your consent or to use any of these services, but where you do, you should be aware of the following referral fee information. You are also free to choose an alternative provider. Taylor Rose MW - £200



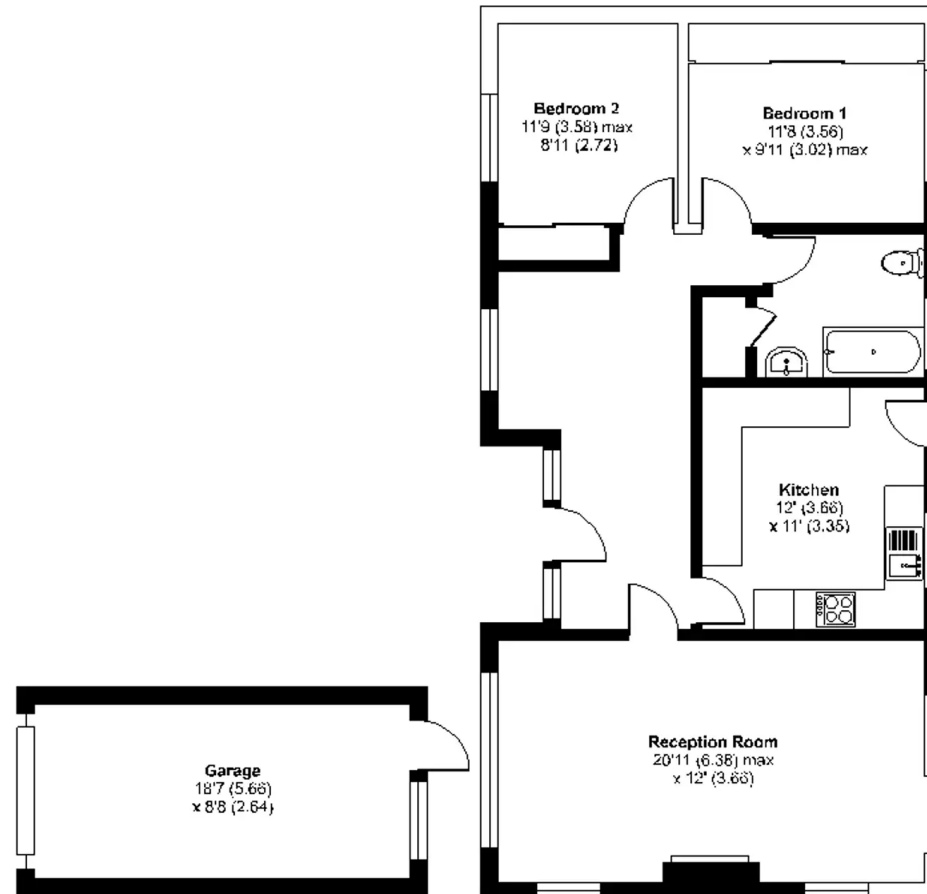
Limpsfield Road, Warlingham, CR6

Approximate Area = 864 sq ft / 80.2 sq m

Garage = 161 sq ft / 15 sq m

Total = 1025 sq ft / 95.2 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nich-com 2023. Produced by Park & Bailey. NLI : 995680



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