



Chelsham Road, Warlingham - CR6 9EQ

£750,000





Chelsham Road

Warlingham

A four bedroom double fronted Edwardian detached family home with two spacious reception rooms and a separate study, refitted kitchen breakfast room, ground floor cloakroom with shower, master bedroom with large en-suite, newly refitted family bathroom.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Four Bedroom Detached Family Home
- 3 Bathrooms/Shower Rooms
- Two Reception Rooms
- Semi Rural Location
- Walking distance to Village
- Level Plot



This attractive double fronted four-bedroom Edwardian detached family home offers ample living space with two spacious reception rooms, including a main family lounge featuring an inviting open fire. A separate study provides a quiet space for work or relaxation, while the refitted kitchen breakfast room and lovely dining room are ideal for family meals and entertaining.

The ground floor also features a convenient cloakroom with a shower, rear boot room with ample storage for shoes/coats. Upstairs, the property boasts a large master bedroom with a large en suite, along with three additional bedrooms. All bedroom conveniently benefit from fitted wardrobes, you also have a refitted family bathroom on the first floor.

Externally, the corner plot provides off-street parking via the front drive and side driveway, as well as a large covered lean-to behind the garage, ideal for storage.

There is a large patio area perfect for entertaining guests, landscaped patio also wrapping around the house offering further terrace areas, and an area of lawn enclosed by mature hedgerows, and front gardens to compliment its interior.

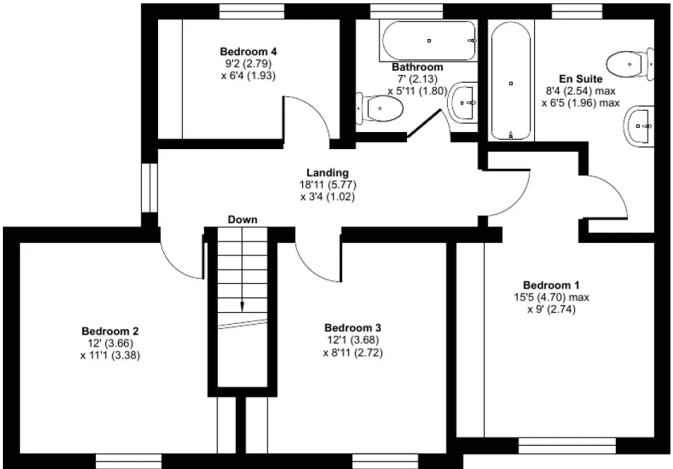
Opposite the house is an area of land which is used by the local community as a forest school.

Located within walking distance to Warlingham Village Primary, which holds an 'Outstanding' rating from Ofsted, this property offers convenient access to transportation links, including the 403 bus route to Warlingham School and Sixth Form College and Sanderstead Station.

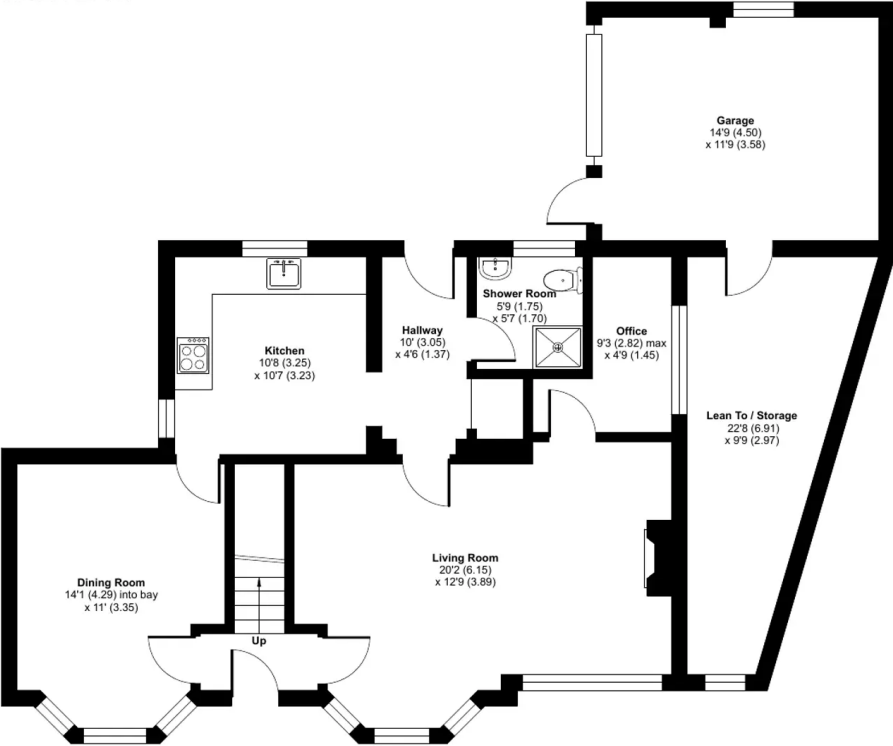
Residents will also appreciate the property's close proximity to amenities such as Sainsbury's supermarket, as well as the vibrant local community of Warlingham Village, which offers a wide variety of shops, pubs, and restaurants.



Chelsham Road, Warlingham, CR6



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nlcheom 2024. Produced for Park & Bailey. REF: 1101585



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