



25A Cliff End, Purley

£700,000 Freehold

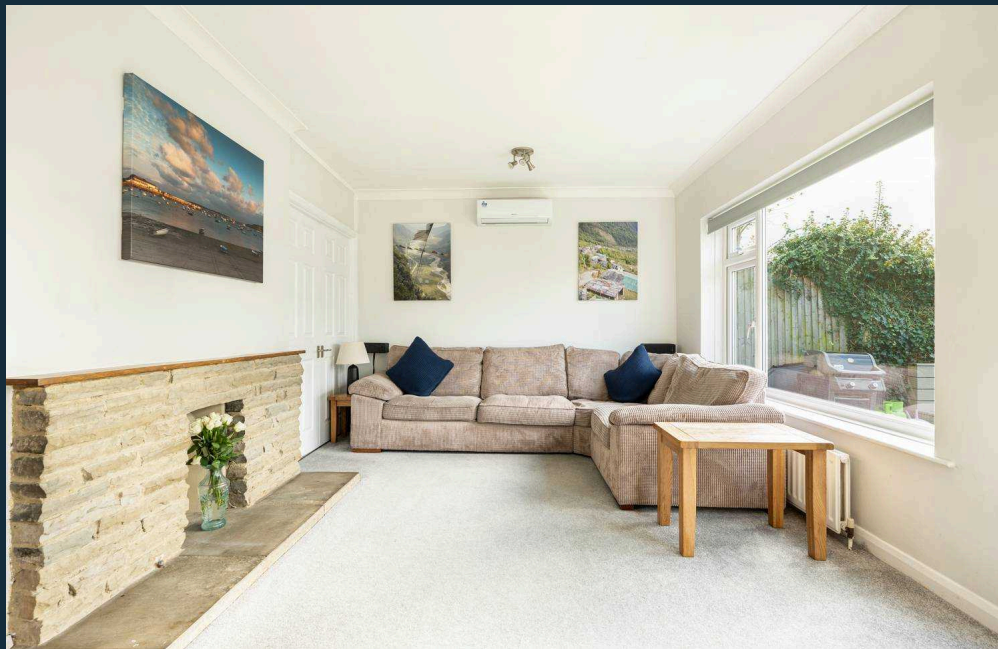


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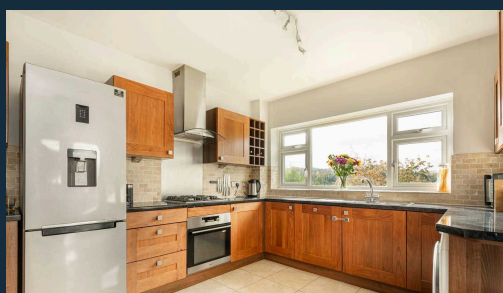
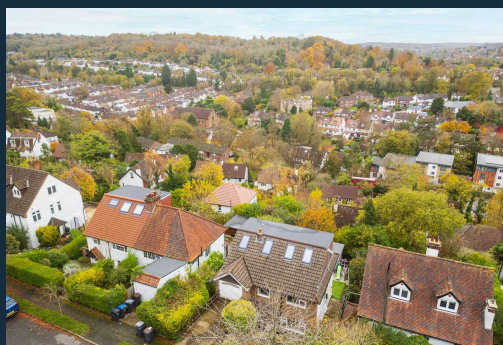


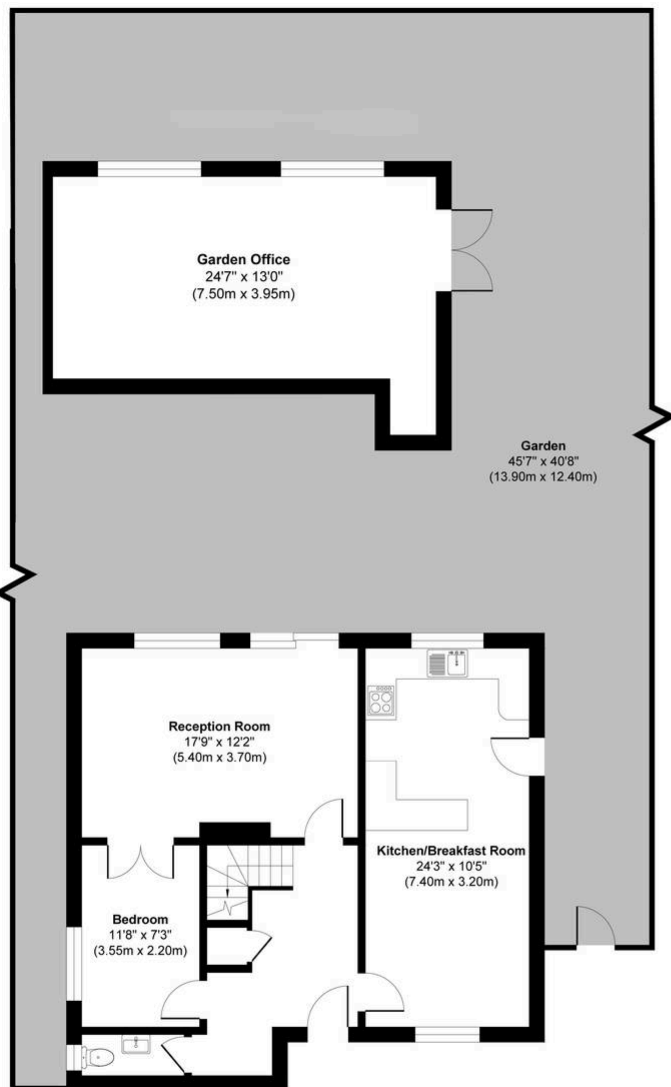
Situated on an elevated, South West plot on a leafy treelined residential road, this immaculately presented, sizeable 5-bedroom property offers spacious family living space. Just a short walk will take you into Purley's vibrant town centre, where you can enjoy the town's excellent amenities, including an impressive selection of good bars, cafes and restaurants. There is also a selection of highly regarded primary and secondary schools nearby. Commuters are very well catered for, with frequent fast transport links into London (Victoria and London Bridge) being easily accessible.

This spacious five-bedroom home is laid out over three floors. The ground floor accommodation comprises a beautiful open plan fully fitted kitchen with a lovely dining area with garden views. The well-laid-out kitchen has a range of integrated modern appliances with stylish cabinets and worktops, including a gas hob and attractive cooker hood. This floor accommodates a large, light-filled lounge with garden views and access and a second reception room currently used as a playroom. There is also

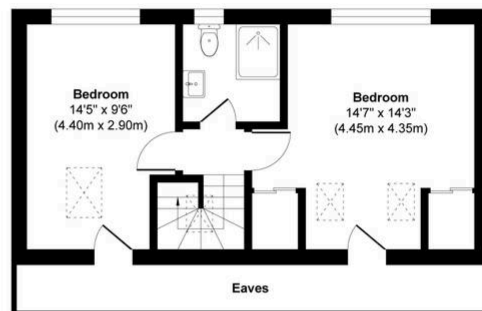


- › Sizeable Detached Property
- › Large Modern Garden Room
- › Excellent Decorative Order
- › Luxurious Modern Bathrooms
- › Air Conditioning In Six Rooms
- › Highly Regarded Schools Nearby
- › Panoramic Rear Garden Views
- › Gas Central Heating & Double Glazing
- › Excellent Local Amenities And Fast Transport Links
- › Off Street Parking & Integral Garage

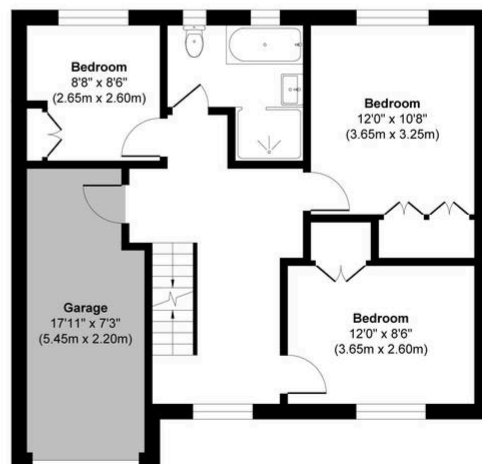




Ground Floor



Second Floor



First Floor

Cliff End, Purley, CR8

Approx. Gross Internal Area 2058 sq. ft / 191.23 sq. meters

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any errors, omission, miss-statement or use of data show.

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