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24 Bishops Close,
Old Coulsdon, CR5 1HH - Price £625,000

JOHN BROWN & MARK YOULL
SALES & LETTINGS

Positioned within a popular cul-de-sac location in Old Coulsdon village is this THREE DOUBLE BEDROOM detached house comprising spacious ground floor accommodation with 'L' shaped lounge leading to dining room, kitchen / breakfast room, conservatory, downstairs cloakroom and spacious entrance hall. The first floor boasts not only three double bedrooms but also a spacious family bathroom with separate bath and shower cubicle. To the outside the property features a spacious secluded and established level rear garden and to the front a garage with driveway for off street parking. The property will benefit from updating and re-decoration and is being sold with NO ONWARD CHAIN.

- Popular Cul-de-sac Village Location
- Detached Family House
- Three Double Bedrooms
- Interlinking Reception Rooms & Conservatory
- Kitchen / Breakfast Room
- Family Bathroom with Separate Bath & Shower
- Level Rear Garden
- Garage & Off-Street Parking
- Requires Updating
- No Onward Chain





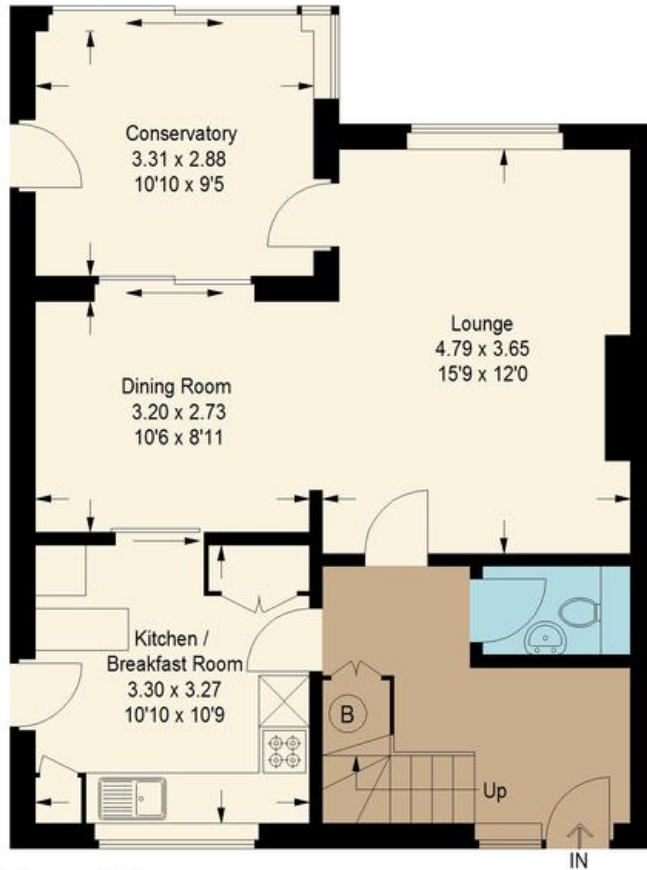
Property Particulars: The particulars are produced in good faith and prepared as a general guide and do not constitute any part of a contract.

Measurements: Room sizes should not be relied upon for carpets, built-in furniture, furnishings etc. **Services:** We have not tested any apparatus, equipment, fixtures and fittings and therefore cannot verify they are in working order or fit for purpose. **Tenure:** References to the tenure of the property are based on information supplied by the vendor. We have not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.

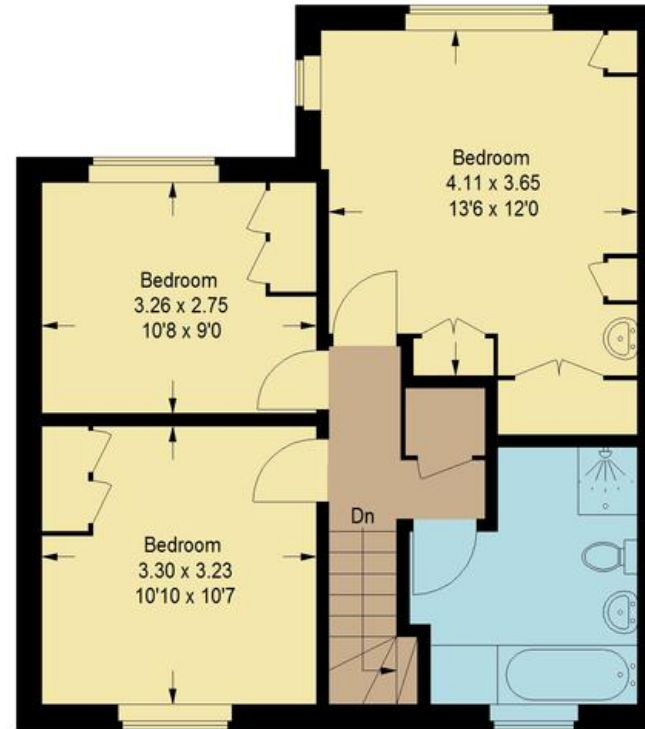
Money Laundering Regulations: We are legally bound to request that all prospective purchasers produce identification documentation and their prompt availability will be required to ensure the proposed sale can commence.

Bishop's Walk, Old Coulsdon, CR5

Approximate Gross Internal Area
112.6 sq m / 1212 sq ft



Ground Floor
62.1 sq m / 668 sq ft



First Floor
50.5 sq m / 544 sq ft

Illustration for identification purposes only, measurements are approximate,
not to scale. FloorplansUsketch.com © 2020 (ID695909)



Call us on **020 8668 5344 / 01737 551111**

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		B1 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		