



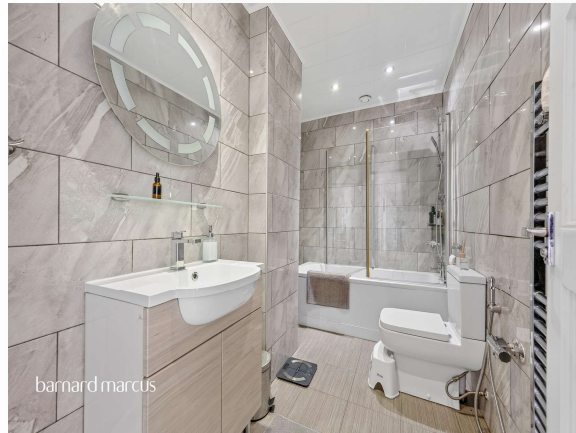
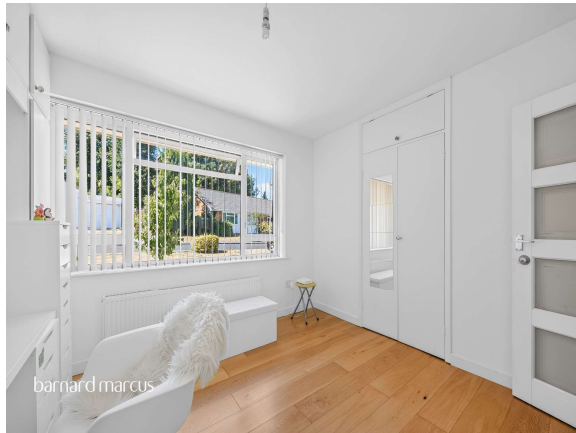
barnard marcus

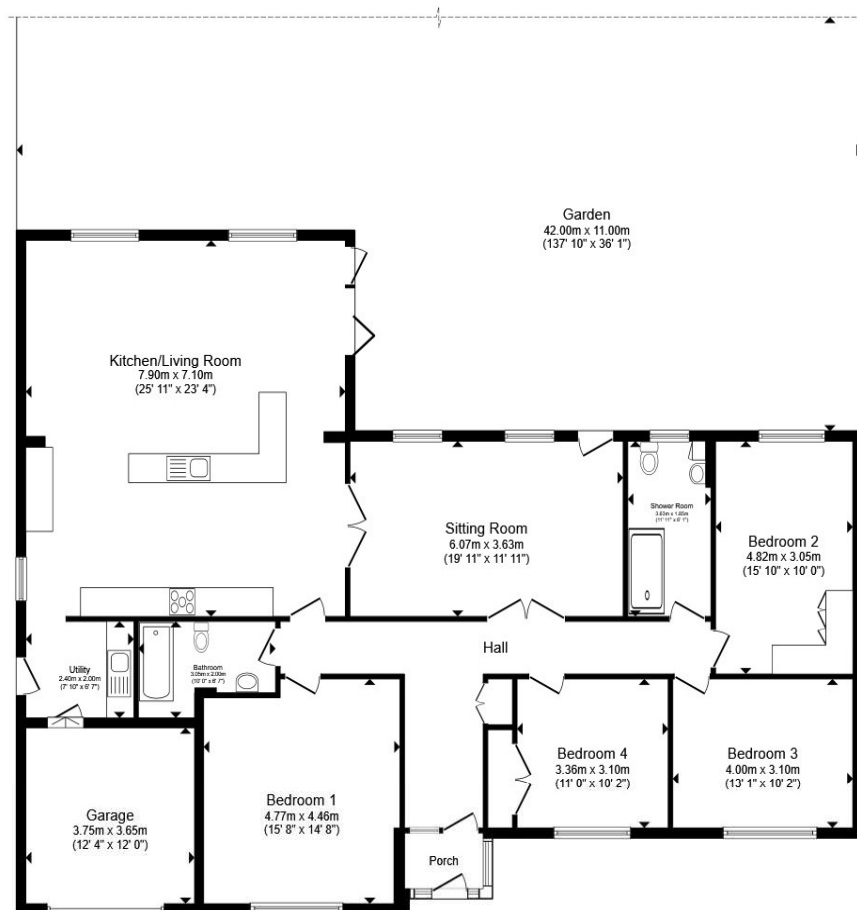
Field End, Coulsdon CR5 2AY

welcome to
Field End, Coulsdon

WEST COULSDON Detached 4 double bedroom bungalow over 2000sqft in stunning condition with driveway, garage and far reaching views.

Some images are CGI generated





Nestled within a quiet cul-de-sac on the sought after west side of Coulsdon, this 4 double bedroom detached bungalow offers over 2,000 sq ft of beautifully presented and versatile accommodation, less than a mile from Coulsdon Town Centre.

Boasting outstanding kerb appeal, the property is approached via a large double driveway and garage, leading to an entrance porch and welcoming central hallway. The true showpiece of the home is the stunning extended kitchen/breakfast room, featuring bespoke cabinetry, extensive storage, a striking central island with breakfast bar and ample space for entertaining. A separate utility room provides additional practicality with convenient side access.

The flexible layout includes 4 generous double bedrooms, 2 with built in wardrobes, alongside an additional reception room ideal as a family room, playroom or accommodation for multi-generational living. Two beautifully appointed bathrooms cater for all needs, one with a full size bath and shower over, and the other with a spacious walk in shower.

Large windows flood the home with natural light, while the rear rooms enjoy views across West Purley and beyond, best appreciated from the patio. The wraparound garden is a wonderful size, with mature planting, a well maintained lawn and plenty of outdoor space to enjoy.

A rare opportunity to acquire a home of this size, condition and location, perfectly positioned for excellent schools, transport links and the shops, cafés and restaurants.

Total floor area 189.9 m² (2,044 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



welcome to Field End, Coulsdon

- Detached Bungalow
- Over 2000sqft
- 4 Double Bedrooms
- 2 Bathrooms
- Extended Kitchen/Breakfast Room
- Cul-de-sac
- Driveway & Garage
- Stunning Far Reaching Views

Tenure: Freehold EPC Rating: C
Council Tax Band: F

£850,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/CRY113743



Property Ref:
CRY113743 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



barnard marcus



020 8680 9226



Croydon@barnardmarcus.co.uk



50 Lower Addiscombe Road, Croydon, Surrey,
CR0 6AA



barnardmarcus.co.uk