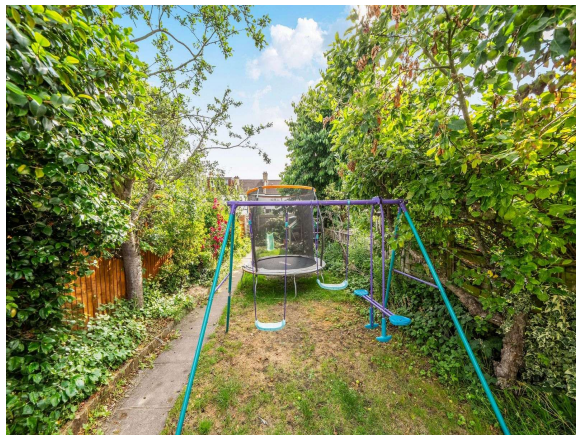




Pagehurst Road, Croydon CR0 6NS

welcome to
Pagehurst Road, Croydon

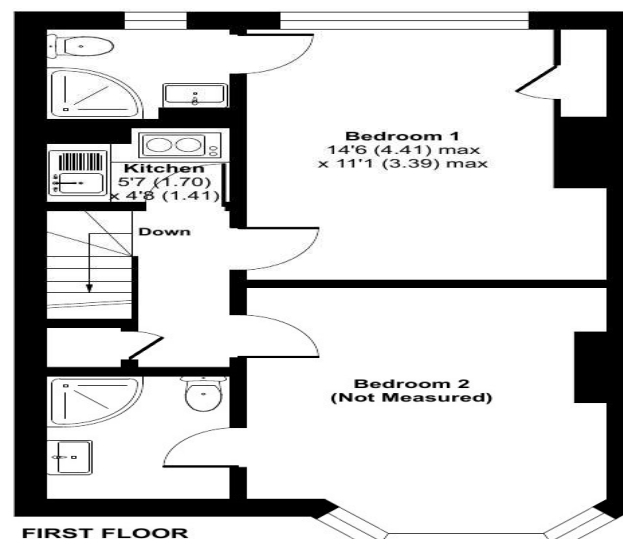
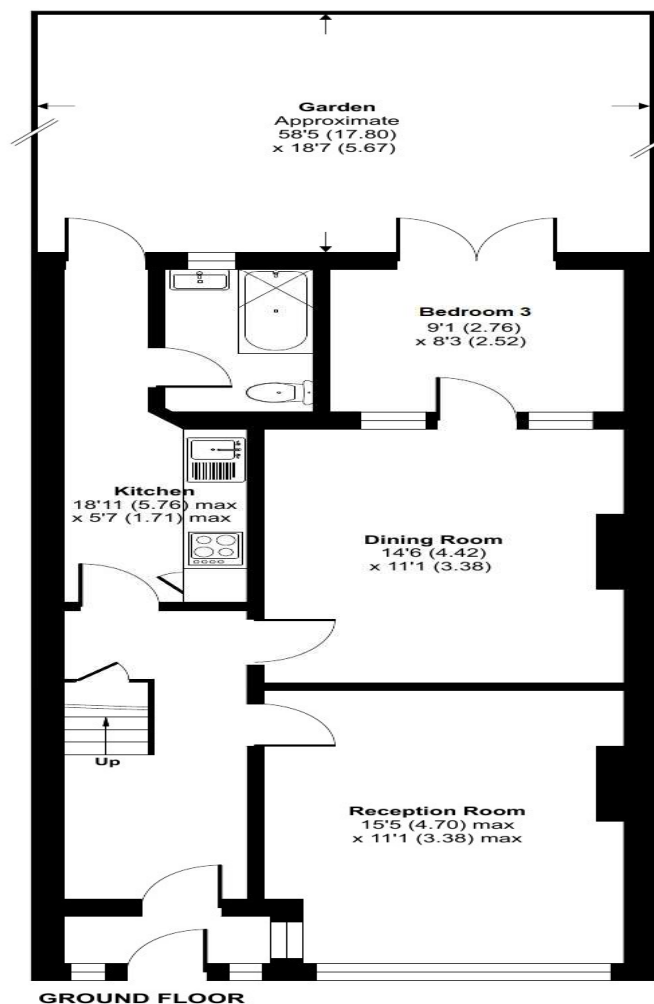
A well presented and spacious terraced home offering flexible accommodation across two floors, with a private rear garden extending to approximately 58ft, ideal for outdoor entertaining and family enjoyment.



Pagehurst Road, Croydon, CR0

Approximate Area = 970 sq ft / 90.1 sq m (excludes bedroom 2)

For identification only - Not to scale



The property features a bright reception room, separate dining room, fitted kitchen, generous double bedrooms and modern bathroom facilities, as well as a driveway and parking garage space. Situated on the popular Pagehurst Road, the property is conveniently located for local shops, schools, parks and amenities, with excellent transport links via East and West Croydon stations providing fast connections into Central London. Croydon town centre, offering a wide range of shopping, dining and leisure facilities, is also within easy reach, making this an ideal home for families, professionals and investors alike.

Agents Note: Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n3checom 2026. Produced for Flyp Homes Limited. REF: 1479044

welcome to

Pagehurst Road, Croydon

- Garden
- Driveway and Garage Space
- Close to Shops
- Great Transport Links

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

£520,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/CRY113767



Property Ref:
CRY113767 - 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.



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