



Birdhurst Gardens, South Croydon
£800,000



7 Birdhurst Gardens

South Croydon

*** Vendors Comment*** "Birdhurst Gardens itself is a peaceful, friendly road with a genuine sense of community. Being moments from South Croydon and East Croydon stations has made commuting effortless, with excellent links into London, Gatwick, Redhill and Brighton. Local parks, shops and amenities are all nearby, adding to the area's long-term appeal".

Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- Five exceptionally large double bedrooms
- Character features blended with modern design
- Large mature rear garden
- Garage providing storage and convenience
- Bright attic conversion with built-in storage
- Dedicated study/office for home working
- Peaceful, community-focused residential road
- Close to high-performing Ofsted-rated schools and respected private schools
- Excellent commuter links to London, Gatwick, Redhill and Brighton
- Moments from South Croydon and East Croydon stations





Entrance hall

Reception

16' 4" x 12' 0" (4.98m x 3.66m)

Kitchen

25' 11" x 25' 5" (7.90m x 7.75m)

Study

8' 0" x 6' 7" (2.44m x 2.01m)

Utility One

7' 0" x 5' 4" (2.13m x 1.63m)

Utility Two

9' 8" x 6' 5" (2.95m x 1.96m)

Bedroom One

14' 10" x 12' 2" (4.52m x 3.71m)

Bedroom Two

14' 6" x 12' 2" (4.42m x 3.71m)

Bedroom Three

12' 4" x 11' 6" (3.76m x 3.51m)

Bedroom Four

11' 11" x 9' 8" (3.63m x 2.95m)

Bedroom Five

10' 0" x 8' 2" (3.05m x 2.49m)

Garden

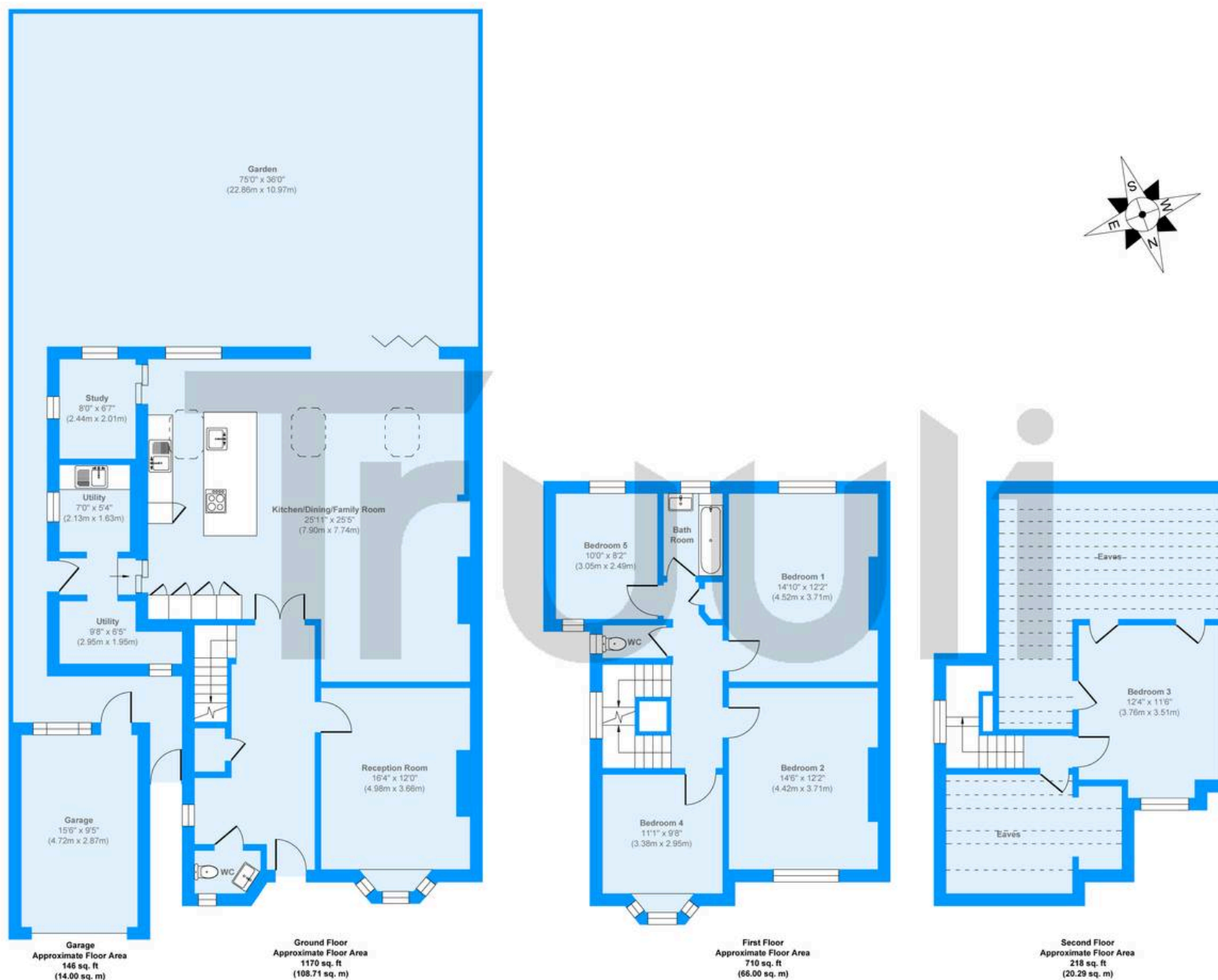
75' 0" x 10' 0" (22.86m x 3.05m)

Garage

15' 6" x 9' 5" (4.72m x 2.87m)



Birdhurst Gardens



Approx. Gross Internal Floor Area 2244 sq. ft / 209.00 sq. m

Produced by Elements Property



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