



43 Byron Road, South Croydon, Surrey, CR2 8DZ

Pollard Machin
estate agents since 1885

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Offers in Excess of £550,000

Description

A well presented and spacious three bedroom semi detached family home with planning permission to further extend situated on Byron road conveniently located for Selsdon High street. EPC Rating TBC. Council tax band F.

Accommodation

The property comprises of; Entrance porch, spacious hallway, large living room with bay window, dining room (converted garage), modern refitted kitchen, two double bedrooms with newly fitted wardrobes, further single bedroom/study and refurbished family bathroom. The rear is mainly laid to lawn with a patio area for entertaining and pathway leading to shed with power. The front provides ample parking for several cars on the driveway.

Location

Byron Road is within easy reach of the comprehensive range of amenities on Selsdon High Street including Sainsbury's together with a choice of schools and churches, Croham Hurst Golf Course, Littleheath Woods, Sanderstead Plantation and bus services into Croydon and Purley.



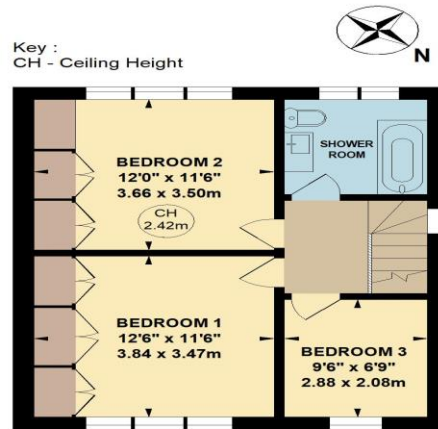


Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only



Byron Road, CR2
Approximate gross internal area
116.03 sq m / 1249 sq ft
(Excluding Sheds)



First Floor

The Agent has not had sight of the title documents and therefore the buyer is advised to obtain verification of the tenure from their solicitor or surveyor. All measurements are approximate. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. You are advised to contact the local authority for details of Council Tax, Business Rates etc. Every care has been taken with the preparation of these Sales Particulars but complete accuracy cannot be guaranteed. If there is any point which is of particular importance to you, we will be pleased to check the information for you. These particulars do not constitute a contract or part of a contract.





Viewings Strictly by Appointment Only

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