



Mc. MONOCHROME | HOMES

Whyteleafe Road, Caterham, CR3 5EJ

Asking price £675,000

PROPERTY SUMMARY

OVERVIEW

PROJECT + PROFIT - Presenting this three-bedroom detached bungalow, perfect for a family looking to put their own stamp on a home.

Accommodation

This bungalow is located on the highly sought-after Whyteleafe Road in Caterham Hill. This property is perfect for someone looking for a home that they want to put their own stamp on. The property holds three double bedrooms, two reception rooms, a kitchen and a family bathroom. The property has much potential to be renovated into a beautiful family home. Outside of the home, you have a large rear garden, front garden and garage.

Location

The property is situated in Caterham On The Hill, which is home to various shops and restaurants. You can easily walk to the Tesco store at the Village and other amenities such as a health center, library, restaurants, and pubs. Caterham has a wide selection of shops, including two supermarkets and a mainline train station. The location is close to open countryside, and you can access the motorway network via junction 6 off the M25 at Godstone. The Surrey National Golf Club is also nearby. The property is surrounded by many schools with excellent ratings. Direct train services to London Bridge and Victoria are available from Caterham (1.4 miles), and both Upper Warlingham and Coulsdon South stations are a short distance away. The A22 provides easy access back into London, while the M25/M23 offer fantastic commuting links to Gatwick and the South East.

Disclaimer

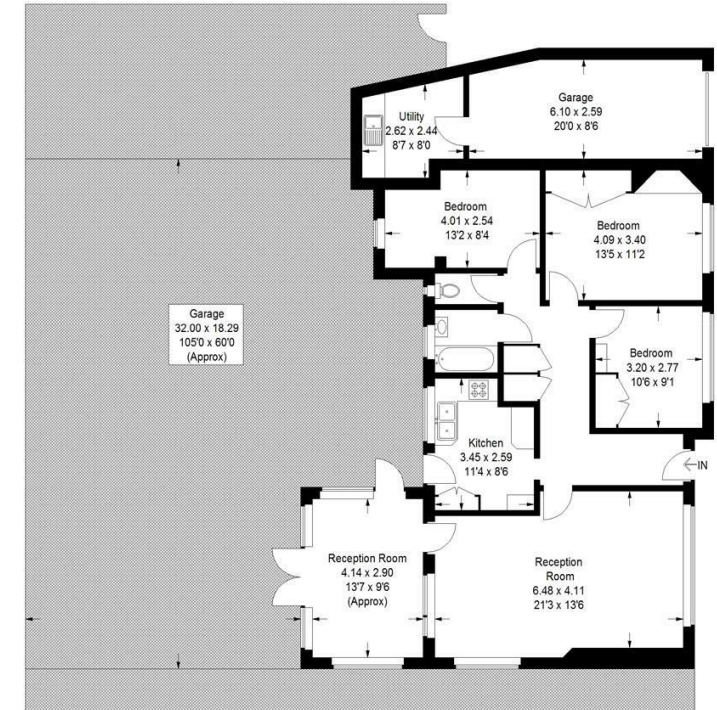
"These details are prepared as a general guide only, and should not be relied upon as a basis to enter into a legal contract, or to commit expenditure. An interested party should consult their own surveyor, solicitor or other professionals before committing themselves to any expenditure or other legal commitments.

If any interested party wishes to rely upon any information from the agent, then a request should be made and specific written confirmation can be provided. The Agent will not be responsible for any verbal statement made by any member of staff, as only a specific written confirmation should be relied upon. The Agent will not be responsible for any loss other than when specific written confirmation has been requested."



Whyteleafe Road, CR3

Approximate Gross Internal Area
102.2 sq m / 1100 sq ft
Garage = 21.9 sq m / 236 sq ft
Total = 124.1 sq m / 1336 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1146511)

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
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5C HIGH STREET, CATERHAM, SURREY, CR3 5UE

T: 01737 400 096 | E: HELLO@MONOCHROMEHOMES.CO.UK | MONOCHROMEHOMES.CO.UK

