

- Off street parking
- Detached garage
- Extra woodland
- Rear Garden
- Double glazed windows

51 Brookcroft, Linton Glade, Croydon, CR0 9NA

Guide Price £385,000

We would like to welcome to the market this rarely available two double bedroom semi detached bungalow situated in a cul de sac location and being conveniently located for frequent bus services and Selsdon's Woods.

Internally the property benefits from a refitted kitchen and shower room, living room measuring 22'0 x 15'6, landscaped rear garden, gas central heating via radiators, double glazed windows throughout, detached garage and off street for up to three cars. This property is offered to the market as CHAIN FREE so call now to avoid disappointment.



Property Description

PORCH

Double glazed glass panel door, double glazed window to front, tiled flooring, access to bin and meter cupboard.

ENTRANCE HALL

Front door, frosted window to front, access to loft with pull down ladder housing power, light and boiler, power points, radiator, three storage cupboards, laminate flooring, doors to bedrooms, shower room and living room.

KITCHEN

10' 1" x 5' 7" (3.07m x 1.7m) Double glazed glass panel door to garden, double glazed window to front, wall and base units, 1 1/2 sink and drainer unit, space for cooker, tall fridge/ freezer and space and plumbing for washing machine, overhead cooker extractor fan, power points, part tiled walls, radiator.



LIVING ROOM

22' 0" x 15' 6" (6.71m x 4.72m) Double glazed window to rear, double glazed sliding patio doors to garden, power points, two radiators, television aerial point, telephone point, partly laminated flooring, door to kitchen.

BEDROOM ONE

11' 6" x 10' 6" (3.51m x 3.2m) Double glazed window to front, power points, radiator, television aerial point, built in wardrobes.



BEDROOM TWO

11' 6" x 8' 9" (3.51m x 2.67m) Double glazed window to front, power points, radiator, built in double wardrobe.

SHOWER ROOM

Double glazed frosted window to side, low level W.C, wash hand basin with vanity unit below, large shower cubicle with wall mounted power shower, part tiled walls, radiator, shaver point.



GARDEN

Rear access gate onto shared Woodland, large patio area leading to raised rockery sections with mature shrubs, green house.

GARAGE

Up and over door, power and light.

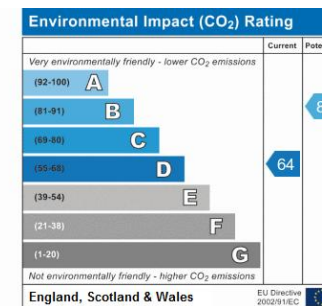
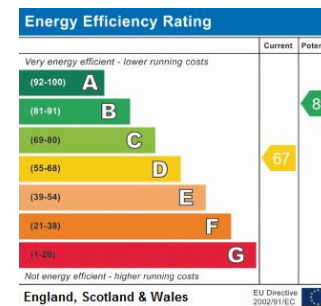
Off street parking for three cars.





TOTAL APPROX. FLOOR AREA 797 SQ.FT. (74.0 SQ.M.)

Measurements are approximate, not to scale and for illustrative purposes only.
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