



34 Keston Avenue,
Coulsdon, CR5 1HN - Price £585,000

JOHN BROWN  **MARK YOULL**

SALES & LETTINGS

We are pleased to offer for sale, this four bedroom semi, with no onward chain. The property benefits from a mature South facing garden & offers potential to modernise. It is close to the sought-after Keston Primary School and is just a short walk to the picturesque village of Old Coulsdon which is surrounded by some delightful Green Belt country side including Farthing Downs and Coulsdon Common. Coulsdon town also offers comprehensive facilities and a choice of mainline stations offering fast services to London Bridge and London Victoria and is ideally placed for easy access to the M23/M25 motorways.

- No Onward Chain
- Large South Facing Garden
- Garage
- Drive with Parking for Several Cars
- Kitchen
- Breakfast Room
- Spacious Through Lounge/Diner
- Four Bedrooms
- Convenient Location
- Great Potential





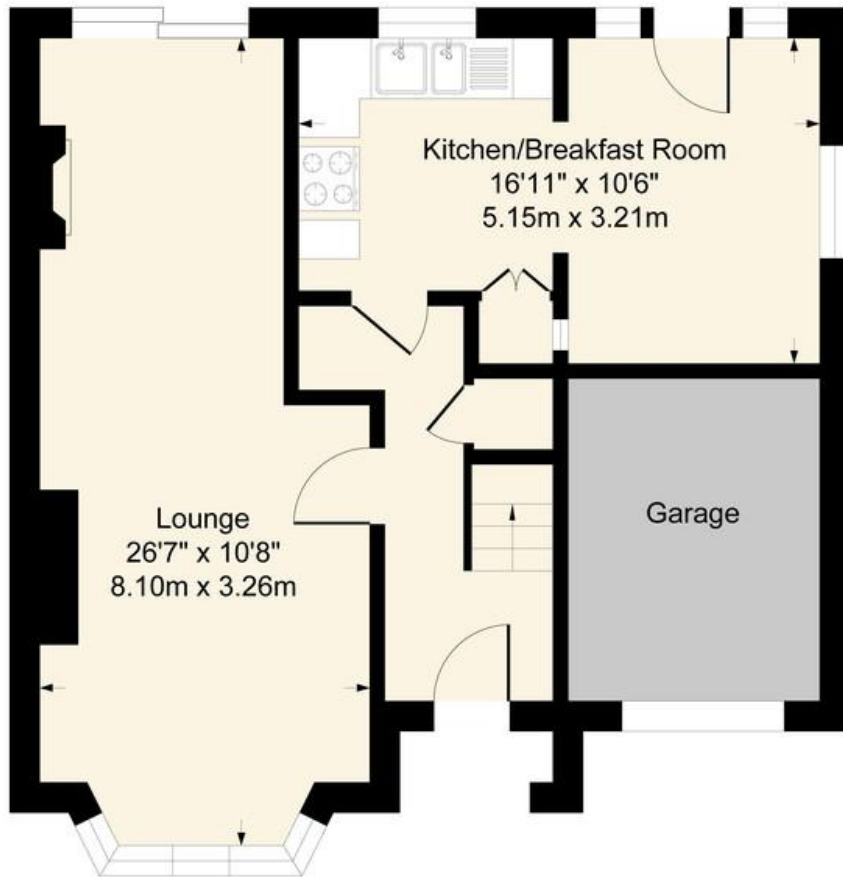
Property Particulars: The particulars are produced in good faith and prepared as a general guide and do not constitute any part of a contract.

Measurements: Room sizes should not be relied upon for carpets, built-in furniture, furnishings etc. **Services:** We have not tested any apparatus, equipment, fixtures and fittings and therefore cannot verify they are in working order or fit for purpose. **Tenure:** References to the tenure of the property are based on information supplied by the vendor. We have not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.

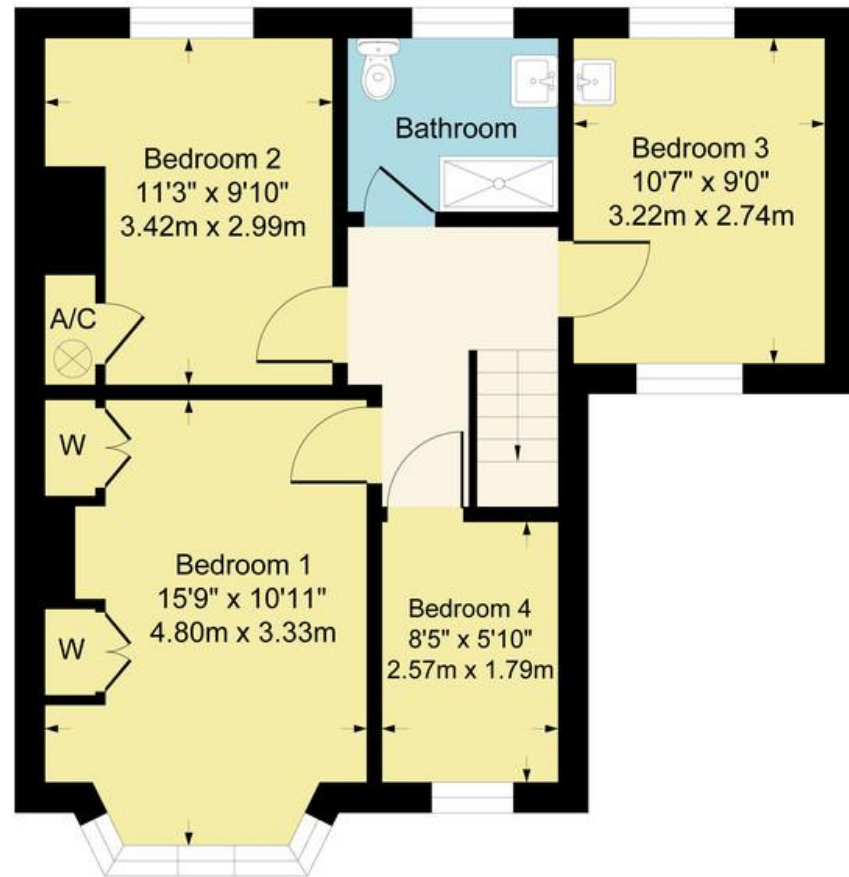
Money Laundering Regulations: We are legally bound to request that all prospective purchasers produce identification documentation and their prompt availability will be required to ensure the proposed sale can commence.



Approximate Gross Internal Area
1087 sq ft - 101 sq m



Ground Floor



First Floor

Although every attempt has been made to ensure accuracy, all measurements are approximate.
This floorplan is for illustrative purposes only and not to scale.
Measured in accordance with RICS Standards.



Call us on **020 8668 5344 / 01737 551111**

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