

EPC: D

57 Milner Road, Caterham, Surrey CR3 6JR

Asking Price: £375,000

Bairstow eves















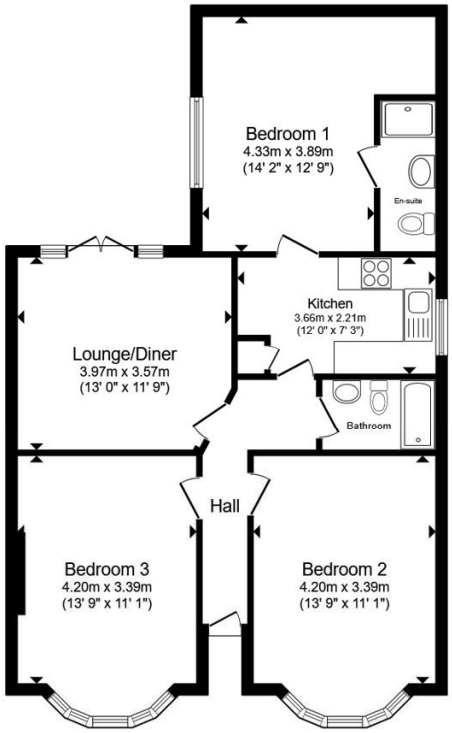
A detached bungalow with adaptable accommodation, situated in an elevated position in a private road and offered with no onward chain. With approx 30 steps up from the road leading to a level terrace overlooking the valley, the covered entrance porch opens into the hallway. Currently the property is arranged with three double bedrooms and a lounge/diner. There are two rooms to the front with an open outlook over the valley, one of which also features a fireplace. The rear bedroom also benefits from an en-suite shower room. The lounge is also at the rear and opens on to the rear gardens. There is a fitted kitchen with a range of units including a built-in oven and hob. The bathroom is fitted with a white three-piece suite including a bath.

Outside to the front there is driveway parking for two/three cars. Steps lead up to the patio front garden and gated side access lead to the rear with a patio area and steps up to gardens which are in need of tidying.

There is scope for extension subject to planning and a number of the of other bungalows have extended into the loft.

The property is approximately half a mile from the heart of the Caterham town centre which offers a range of local shops and choice of supermarkets as well as pubs, restaurants and takeaways. There is a good choice of schools in the local area including St Johns, Caterham School, de Stafford and Oakhurst. There are also a number of walks nearby with access on to the North Downs Way as well as Golf clubs, Caterham Rugby Club, Bowls and Cricket clubs locally and the De Stafford Sports centre nearby. Caterham station has regular trains to London via East Croydon (Approx 45 Mins) and buses run nearby. The M25 is approximately 3 miles to the south. There is a footpath close by that leads to Burntwood Lane and de Stafford school and another nearby that leads to local shops and buses.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Total floor area 80.7 m² (868 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Council Tax Band: **E**

Tenure: **Freehold**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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