



16 Borrowdale Drive, Sanderstead, Surrey, CR2 9JS

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£686,000

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### Description

Three bedroom detached bungalow in the heart of Sanderstead offering stunning views and offered with no onward chain. Council tax band E, EPC rating C

### Accommodation

Rarely available is this attractive three bedroom detached bungalow. The accommodation comprises a 20ft reception room with stunning views over fields, separate kitchen, shower room and three bedrooms. The garden extends 85ft approximately and also features a large patio area. This property is offered with no onward chain. Viewing recommended

### Location

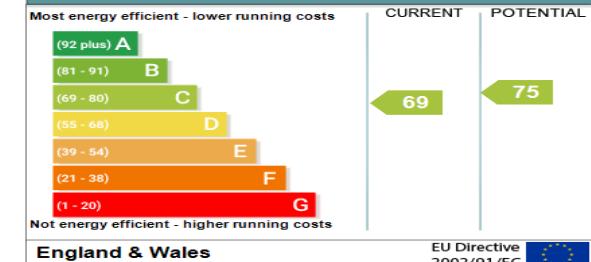
Borrowdale Drive is located off Rectory Park being within reach of open countryside, Sanderstead Village parade of shops together with Waitrose, a choice of cricket, tennis and golf courses, churches, Atwood, Gresham and Riddlesdown schools together with Riddlesdown station and bus services to Purley, Sanderstead, Selsdon, Warlingham and Croydon.





**Address:** 16 Borrowdale Drive, SOUTH CROYDON, CR2 9JS  
**RRN:** 6734-5527-1300-0039-5206

#### Energy Rating



**Borrowdale Drive, South Croydon, CR2**  
**Gross Internal Area 1047sq ft / 97.3sq meters** (including garage)

Whilst every attempt has been made to ensure the accuracy of the floorplans shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility can be taken for any errors, omissions or use of data shown.

Plan produced by AR Net Media - [www.arinetmedia.uk](http://www.arinetmedia.uk)

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.



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**Viewings Strictly by Appointment Only**

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