

# Truuli



## Parchmore Road, Thornton Heath, Surrey, CR7 8HA

£550,000 Freehold

- Impressive detached family home on the ever-popular Parchmore Road
- Generous off-street parking
- Versatile downstairs bedroom, ideal as a formal lounge or study
- Beautiful mature private rear garden with side access
- Three further bedrooms, including a spacious top-floor master bedroom
- No onward chain
- Upstairs bathroom with WC with two further WCs

Southbridge Place, Croydon, Surrey, CR0 4HA

Tel: 0330 043 0002

Email: [save@truuli.co.uk](mailto:save@truuli.co.uk) Web: [www.truuli.co.uk](http://www.truuli.co.uk)

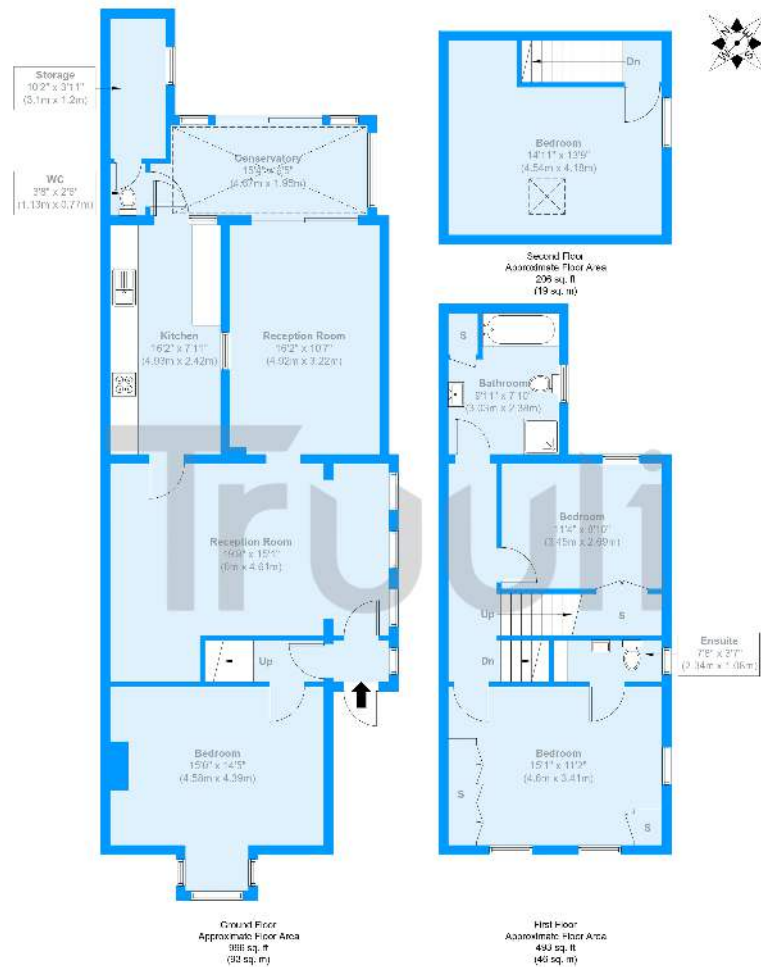
# Parchmore Road, Thornton Heath, Surrey, CR7 8HA

£550,000 Freehold

An impressive and beautifully proportioned detached home, situated on the ever-popular Parchmore Road, offering generous accommodation arranged over three floors, excellent flexibility and a wonderful mature private garden.

The property begins with generous off-street parking, providing a welcoming and practical approach to the home.

Parchmore Road



Approximate Gross Internal Area = 158 sq m / 1695 sq ft

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and while we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
Copyright © BluePen

| Energy Efficiency Rating                    |         |           |
|---------------------------------------------|---------|-----------|
|                                             | Current | Potential |
| Very energy efficient - lower running costs |         |           |
| (92+) <b>A</b>                              |         |           |
| (81-91) <b>B</b>                            |         |           |
| (69-80) <b>C</b>                            |         | 80        |
| (55-68) <b>D</b>                            |         |           |
| (39-54) <b>E</b>                            | 52      |           |
| (21-38) <b>F</b>                            |         |           |
| (1-20) <b>G</b>                             |         |           |
| Not energy efficient - higher running costs |         |           |
| England, Scotland & Wales                   |         |           |
| EU Directive 2002/91/EC                     |         |           |

