

# KYNASTON RD, THORNTON HEATH, CR7



## Unmodernised 3 bed End Of Terrace Gem

- ◆ Period Semi
- ◆ Three Bedrooms
- ◆ Two Reception Rooms
- ◆ Rear Garden
- ◆ Freehold
- ◆ Excellent Transport Links
- ◆ Great School Options
- ◆ 903 Sqf / 84 Sqm
- ◆ No Onward Chain



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**£385,000**  
**Freehold**



This unmodernised but clean and tidy three bedroom end of terrace period house comes to the open market for the first time in decades.

She really is an undeveloped gem. Enter into the hallway and reception one is immediately off to the right.

It's a good sized, light and bright bay-fronted room Behind this is the second reception or dining room.

Another well proportioned room with bay windows allowing tons of light in.

Next door is the galley kitchen (knock through maybe?), fitted with modern units. Access to the rear garden is from here too.

Up to the first floor and into the master bedroom at the front. Again, the bay windows provide masses of light, and it's a good sized double.

Next door is bedroom three, a single room ideal for little ones, or indeed a study.

To the rear is bedroom three, overlooking the garden, another decent double, and finally the bathroom.

There's plenty of storage in the loft.

The rear garden stretches back to around 35 ft/10.6 metres.

Families are pretty well of for school options, with several primary and secondaries, predominantly good Ofsted rated, with a couple of Outstandings, and The Brit school for Performing Arts all within easy reach.

There's also Bensham Manor Community Special school on the doorstep.

The commute is a doddle, with trains to London Bridge & Victoria via nearby Thornton Heath station (approx 35/40 mins).

Tesco Superstore on the High St takes care of the big shop.

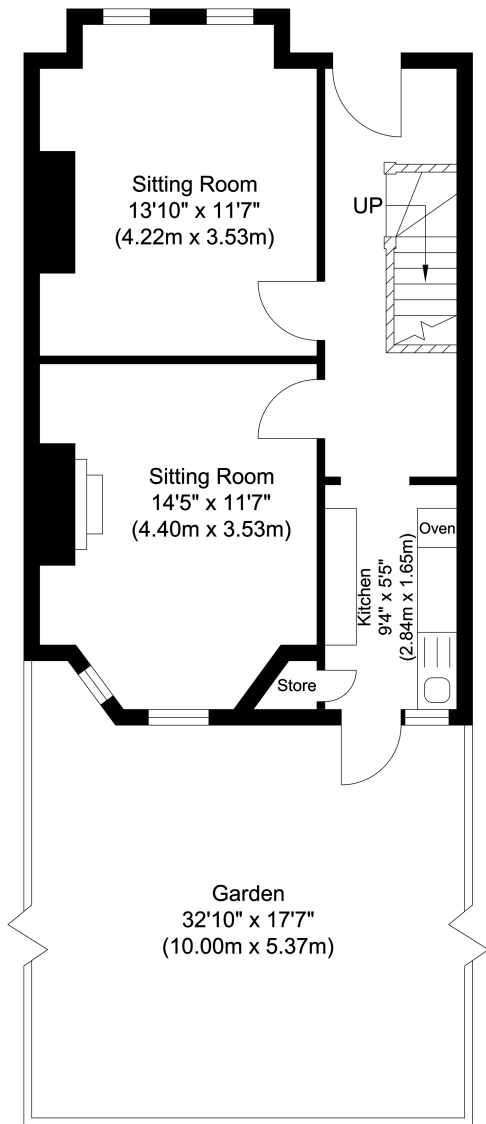




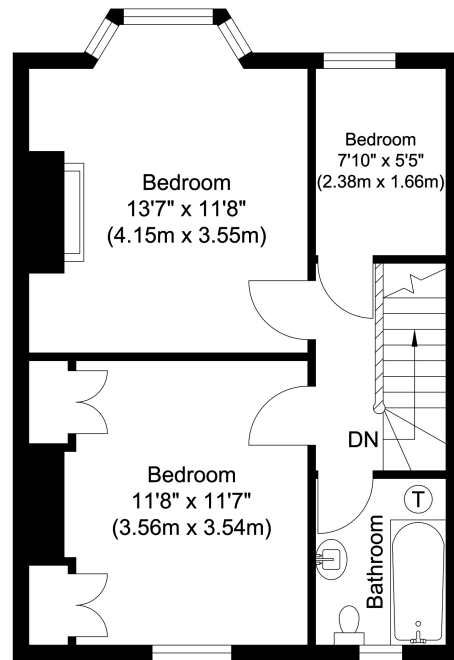
Queens Rd Cemetery and Grangewood Park are the two nearest green spaces for Sunday morning walks, and Crystal Palace FC is a great family day out. And, after all those exertions, Essence Of Cake, a local business, will serve you afternoon tea in the comfort of your own home! Outstanding.

Chain free and ready to go.





Ground Floor  
 Approximate Floor Area  
 474.36 sq. ft.  
 (44.07 sq. m)



First Floor  
 Approximate Floor Area  
 429.04 sq. ft.  
 (39.86 sq. m)

Total Gross Internal Area  
 903.41 sq. ft.  
 (83.93 sq. m)

Kynaston Road, CR7

Illustration for identification purposes only, measurements are approximate, not to scale.