



HARPER JAYNE HOMES



3 Bedroom Semi-detached House
Albion Street
Croydon, CR0 3SA

Guide Price
£475,000



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As you approach the entrance of this distinctive 3-bedroom semi-detached house, its individuality becomes immediately apparent. Stepping inside, you're greeted by a spacious hallway adorned with hardwood floors and a striking floating staircase. To the left, a large through-reception area awaits, while straight ahead, the fully fitted kitchen beckons.

The kitchen is a haven for any home cook, boasting modern conveniences such as an integrated TV and extractor fan, a 5-burner gas hob, and ample storage and worktop space. Its large opening creates an inviting atmosphere for entertaining guests during dinner parties.

The through reception and dining room, measuring an impressive 23.5 feet in length, features real hardwood flooring and meticulous attention to detail, from the designer radiators to the elegant light fittings. Leading off the reception area through sliding doors is a spacious sun-room, currently operated as a beauty room.

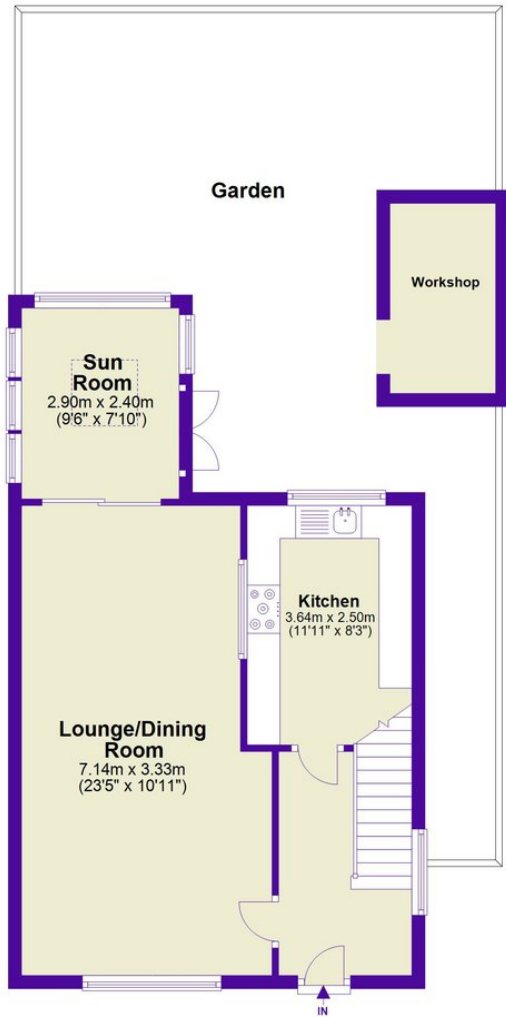
Upstairs, the beauty of the interior continues with glass balustrades and recessed shelving. The first floor accommodates 3 bedrooms and the family bathroom. Two of the bedrooms are doubles, while the third is a single, all flooded with natural light.

The bathroom is a sanctuary in itself, boasting a luxurious jacuzzi bathtub with a rainfall shower overhead, offering the perfect blend of relaxation and functionality.

With its thoughtful design, modern amenities, and attention to detail, this house offers a truly exceptional living experience. Contact Harper Jayne Homes today to arrange a viewing and discover the unique charm of this remarkable property.

Ground Floor

Approx. 49.5 sq. metres (533.3 sq. feet)



First Floor

Approx. 42.3 sq. metres (455.7 sq. feet)



Total area: approx. 91.9 sq. metres (989.0 sq. feet)

This floor plan is for illustrative purposes only. Measurements, floor areas, openings (windows and doors), orientations and room titles are approximations. Measurements should not be relied upon for any installations, statement or contracts. No liability is taken for any error. All parties must rely on their own inspection.
Plan produced using PlanUp.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		