



8 Philand Lane
Coulston, CR5 3GY

Price Guide £589,950

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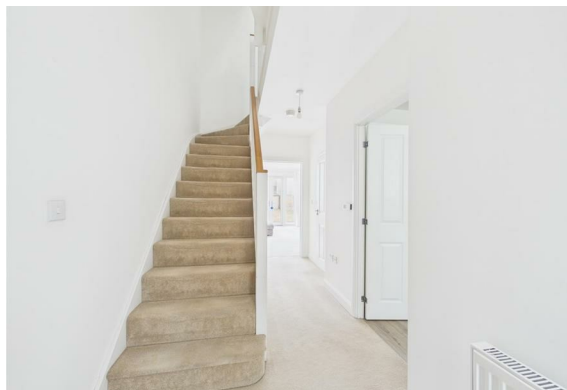
Nestled in the sought-after Cane Hill development on Philand Lane, Coulsdon, this well-presented semi-detached townhouse offers a perfect blend of modern living and comfort. Ideal for professional couples or growing families, this three-storey property boasts three spacious bedrooms and two bathrooms, ensuring ample space for all.

Upon entering, you are greeted by a welcoming entrance hall that leads to a contemporary kitchen, designed for both functionality and style. The ground floor features a convenient downstairs w.c. and a generous lounge-dining area, which provides a delightful view of the garden, making it an excellent space for entertaining or relaxing with loved ones.

The first floor houses two well-sized bedrooms, complemented by a family bathroom, while a staircase ascends to the top floor. Here, you will find the main bedroom, complete with an en-suite shower room, offering a private retreat. Additionally, the landing area on this floor is perfectly suited for a small home office, catering to the needs of modern living.

Outside, the property benefits from parking for two vehicles, ensuring convenience for residents and guests alike. The rear garden provides a tranquil outdoor space, ideal for enjoying sunny days or hosting gatherings. With no onward chain, this property is ready for you to move in and make it your own.

Do not miss the opportunity to view this charming townhouse; contact us today to arrange a visit.





Entrance Hall

Kitchen

W.c

Lounge-Dining Area

Stairs to

First floor landing

Bedroom

Bedroom

Bathroom

Stairs to

Second floor landing

Study area

Bedroom

En-Suite

Rear Garden

Driveway to side

Floor Plan



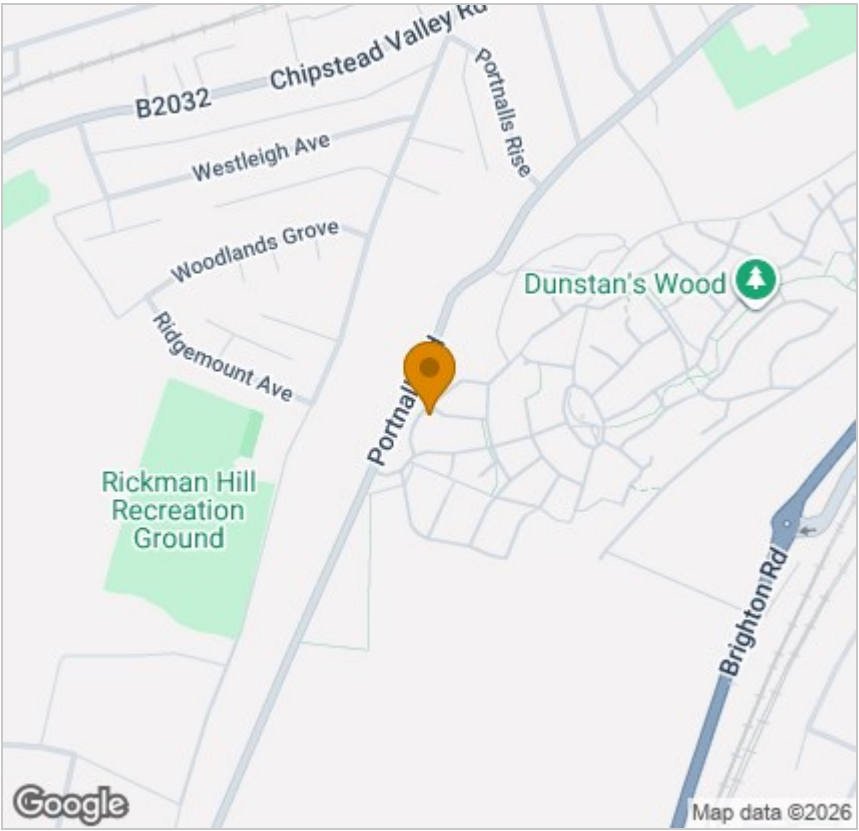
Viewing

Please contact our Coulsdon Sales Office on 0208 763 8878 if you wish to arrange a viewing appointment for this property or require further information.



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Area Map



Energy Efficiency Graph

