



**22 Kerrill Avenue**  
Coulsdon, CR5 1QA

**£770,000**





## 22 Kerrill Avenue

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Nestled on the desirable Kerrill Avenue in Coulsdon, this fabulous detached house presents an exceptional opportunity for families seeking a spacious and modern home. Built in 1955, this property boasts an impressive 1,991 square feet of living space, thoughtfully arranged over two floors.

As you enter, you are greeted by an abundance of natural light that fills the vast open-plan living area, creating a warm and inviting atmosphere. The home features three well-appointed reception rooms, perfect for entertaining or relaxing with family. The contemporary decor, which harmoniously blends glass, wood, and light colours, enhances the fresh and tranquil ambiance throughout. This residence offers four generously sized bedrooms, with the option of a fifth, making it ideal for growing families or those needing extra space for guests or a home office. With three modern bathrooms, convenience and comfort are assured for all occupants.

Outside, the property boasts a level garden, providing a delightful outdoor space for children to play or for hosting summer gatherings. Additionally, a detached home office or gym offers a versatile area that can be tailored to your needs, whether for work or leisure. Situated on a prime road in Old Coulsdon, this home benefits from easy access to public transport and is within reach of well-regarded schools catering to all ages. A nearby parade of shops, eateries, and restaurants adds to the convenience of this location.

Offered for sale with no forward chain, this remarkable property is a must-see. Do not miss the chance to make this stunning house your new home; contact us today to arrange a viewing.







Entrance hallway

Home office bedroom 5

Laundry room/WC

Lounge

Dining room/family room

Kitchen

Staircase to 1st floor

Bedroom 1

En suite

Bedroom 2

Bedroom 3

Bedroom 4

Family bathroom/WC

Gardens

Home office/gym

Garage

Parking

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

