

Westview Road, CR6

MØVELI



- Stunning Westerly Views
- Quiet Residential Road
- Walking Distance to Station
- No Chain, Vacant
- Bright and Airy Vaulted Ceilings
- Luxury Contemporary Fixtures And Fittings
- Boutique Hotel Style Finish
- On Doorstep of Open Countryside
- Full Width Balcony, with Panoramic Views
- Off Street Parking

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2 BED Apartment | 1033.00 sq ft | Leasehold

With stunning panoramic westerly views, this 2 bedroom split level modern apartment offers a boutique hotel style finish, with vaulted ceilings and full width balcony to take advantage of the views across the valley. Located on a quiet residential road, walking distance to Upper Warlingham Station (Central London 23 mins) and local amenities nearby. Off street parking , and on the doorstep of open countryside.

Offering the best of both worlds, with stunning panoramic westerly views from a private, full-width balcony, this two double bedoomed split level apartment has it all. Available with no chain.

Offers in Excess of £ 450,000, Guided to £ 475,000.

With spectacular views, and open countryside on the doorstep, and located on a quiet residential road, you can enjoy a short walk to Upper Warlingham Station for trains to London, and Warlingham Green - with restaurants and boutique shopping.

Walking in through your front door the hallway provides handy storage space and up a small flight of stairs leads you up to a spacious double bedroom with built-in wardrobes. Continuing up another small flight of stairs the apartment opens out to a generous hallway. The family bathroom is fitted with a white modern bathroom suite.

Your eyes are immediately drawn to the open plan kitchen/reception room with high vaulted ceilings, and views across the valley. Double doors lead to a full-width private balcony with stunning westerly facing views towards woodland and countryside- perfect for watching sunsets.

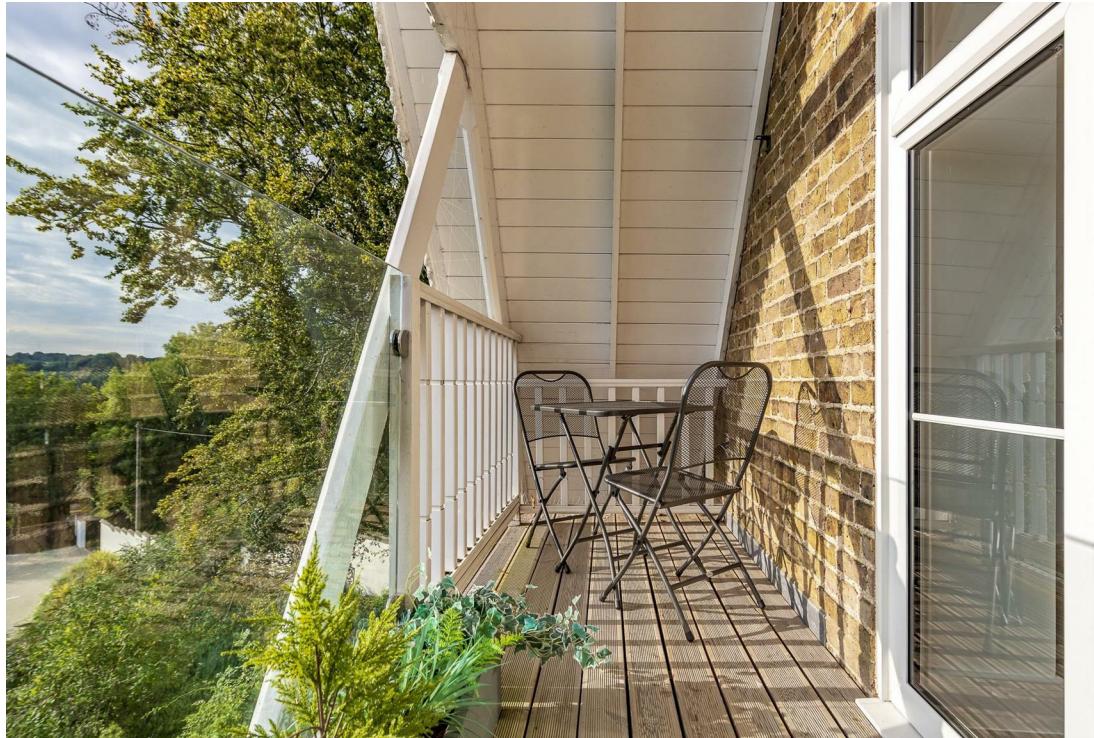


The high specification kitchen has built-in appliances, wall and floor cupboard space. The open plan living area has room for a large sofa and dining table.

The master bedroom, also with views, has built-in wardrobes and a large en-suite with a walk-in shower. Fully tiled and finished to a high standard.

The property is located on a popular quiet residential road close to Warlingham Green. Nearby railway stations at Upper Warlingham and Whyteleafe have fast service to Victoria and London Bridge. Warlingham Green amenities include a post office, coffee shops, hairdressers, pubs and restaurants, including a Tapas Restaurant and Co-Op Supermarket.

Connections to Gatwick and Heathrow Airports via the A22 Bypass, which also provides fast access to Purley and Junction 6 of the M25. Local schools include a primary school at Whyteleafe and Hamsey Green, Warlingham, Woldingham and the many Caterham schools, both state and private.









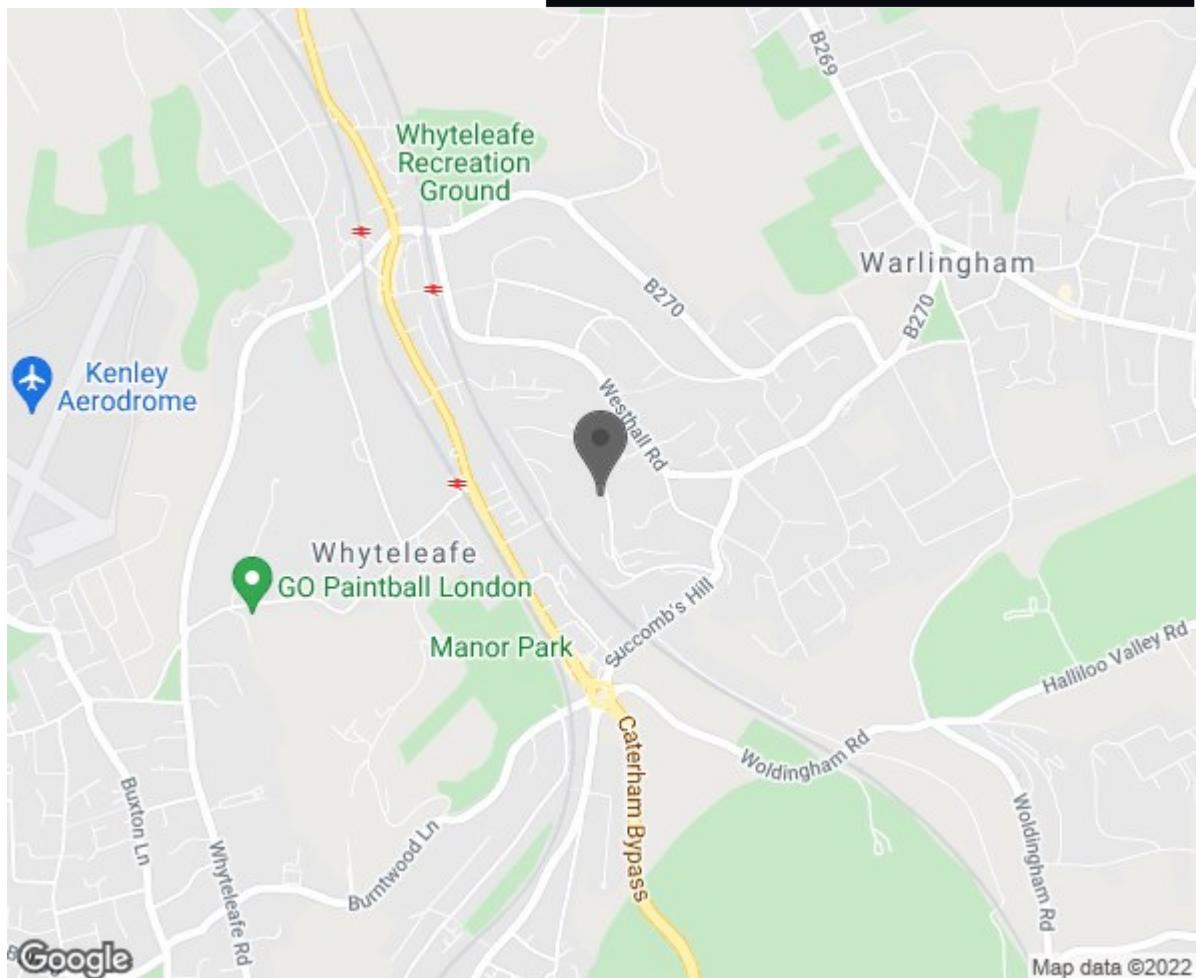


Location

-  Property Location
-  Overground Station
-  Underground Station

Energy Efficiency (EPC)

	Rating	Score
Current:	C	75
Potential:	C	75



Floor plan

1033.00 sq ft

Westview Road

Approximate Gross Internal Area
96 sq m / 1033 sq ft (Including Reduced Height)
94 sq m / 1011 sq ft (Excluding Reduced Height)



This plan is for layout guidance only, and is not drawn to scale unless stated. Window and door opening sizes and locations are approximate. Whilst the utmost care is taken in the preparation of this plan, always check all dimensions, shapes and compass bearings before making decisions based on them.

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