



**Northwood Avenue, Purley CR8 2EQ**



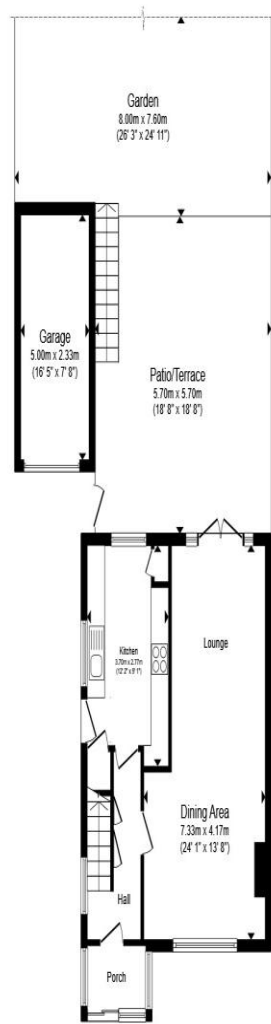
**welcome to**  
**Northwood Avenue, Purley**

**\*\*\*GUIDE PRICE £500,000-£525,000\*\*\***

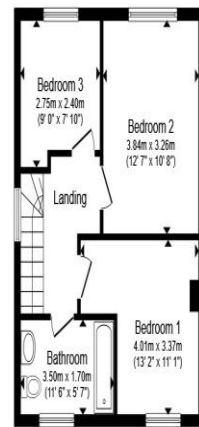
**Spacious semi-detached family home in a sought-after Purley location, offering bright, generous living space, a private garden and excellent potential!**

This well-presented semi-detached home offers comfortable and versatile living space ideal for families or those looking to upsize. The property features three well-proportioned bedrooms served by a family bathroom, along with a generous lounge/diner that provides an excellent setting for both everyday living and entertaining. A separate kitchen offers practical workspace and storage, while to the rear the home opens onto a patio/terrace leading to a decked garden, creating a low-maintenance outdoor space perfect for relaxing or socialising. The addition of a garage further enhances the practicality of the property, providing secure parking or valuable storage.





**Ground Floor**



**First Floor**



Situated on Northwood Avenue, the property enjoys a peaceful residential setting while remaining highly convenient. The area is well regarded for its sense of community and proximity to a range of local amenities, including shops, cafes and supermarkets. Excellent transport links are close by, with nearby Purley station offering regular services into central London and the South coast, making it ideal for commuters and family trips. Families will appreciate the selection of well-rated schools in the surrounding area, as well as easy access to open green spaces such as local parks and countryside walks, providing a balance of suburban calm and everyday convenience.

Total floor area 98.8 m<sup>2</sup> (1,063 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



welcome to

## Northwood Avenue, Purley

- Semi-detached Three Bed House
- GUIDE PRICE £500,000-£525,000
- Family Bathroom
- Generous Lounge/Diner
- Separate Kitchen

Tenure: Freehold EPC Rating: D

Council Tax Band: D

guide price

**£500,000 - £525,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SAN107833 - 0003

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