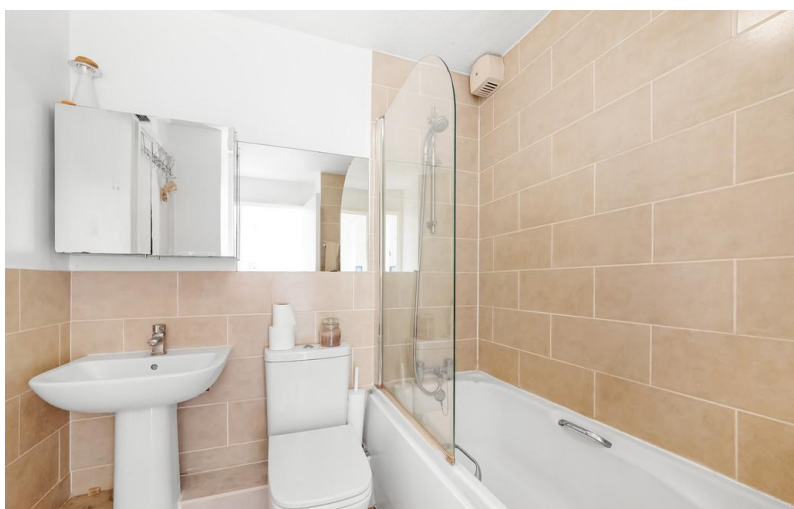


**FOR SALE**



**Garrick Crescent, Croydon**

**1 Bedroom, 1 Bathroom, Flat**

**Asking Price Of £240,000**



## Garrick Crescent, Croydon

1 Bedroom, 1 Bathroom

Asking Price Of £240,000

Calling all PARK HILL AREA LOWERS , hurry to view this modern apartment in a sought after location just a few moments stroll from the Station. Large living room, SMART separate fitted kitchen, double bedroom, modern bathroom , LONG LEASE, PARKING AND NO CHAIN! DON'T MISS OUT - CALL US NOW!

- Fantastic 1 Bedroom Apartment
- Park Hill Area
- Separate Kitchen
- Long Lease
- Modern Kitchen



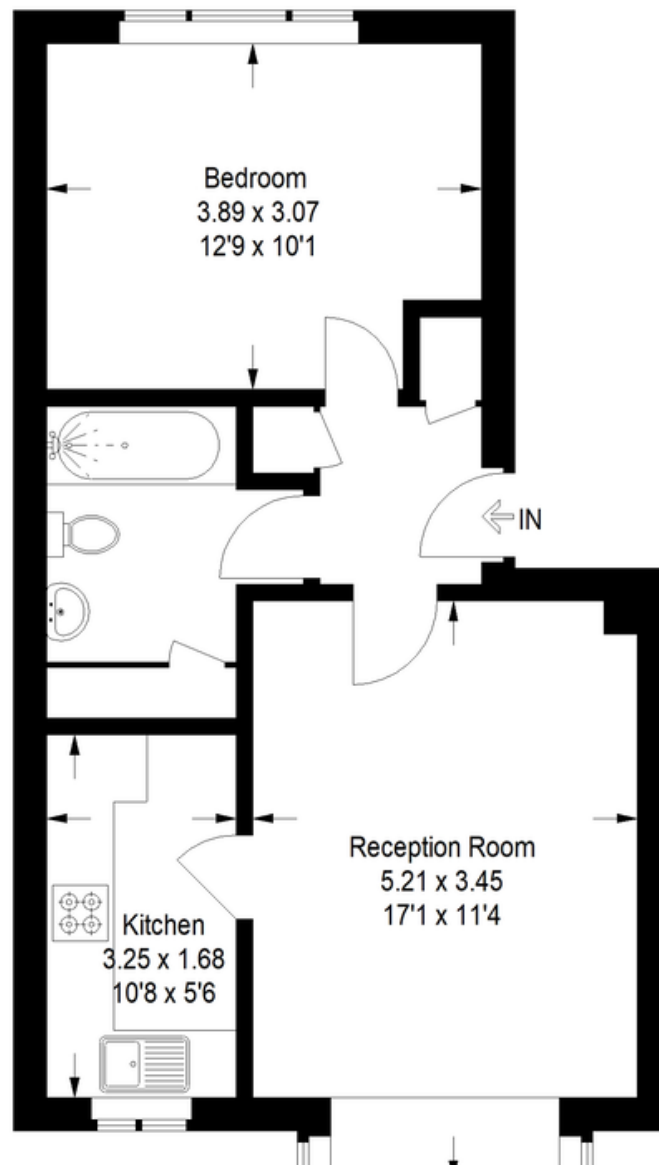


%epcGraph\_c\_1\_441%



# Garrick Crescent, CR2

Approximate Gross Internal Area  
44.8 sq m / 482 sq ft



## Martin & Co Croydon

145 Brighton Road • South Croydon • CR2 6EF  
T: 0208 688 8565 • E: [croydon@martinco.com](mailto:croydon@martinco.com)

**0208 688 8565**  
<http://www.martinco.com>



**Accuracy:** References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / Laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.