

SOLD STC



Grange Road, South Croydon

3 Bedrooms, 1 Bathroom, Mid Terraced House

Asking Price Of £480,000

MARTIN&CO



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- Purley Oaks
- 3 Bedroom House
- 2 Reception Room
- Quiet Residential Settings
- No Chain
- Off Road Parking
- Nicely Presented

In a favoured residential setting, just a few moments from Purley Oaks Station this pleasant three bedroom house would make the perfect home for a family!

The property affords an entrance hall, two reception rooms, modern fitted kitchen, two large double bedrooms, a smaller third bedroom, a smart bathroom/W.C and benefits from gas central heating. Externally there is sunny garden, off road parking! NO CHAIN CALL US NOW!

Available for viewings now, this is a property not to be missed and you should call us without delay to avoid disappointment.

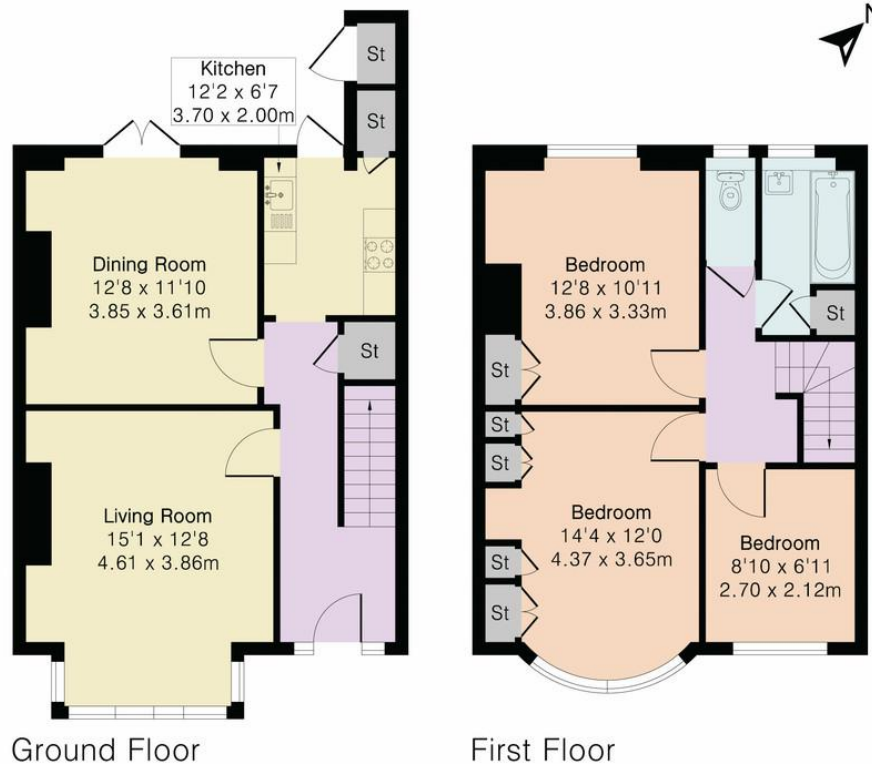
Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		



Approximate Gross Internal Area 990 sq ft - 92 sq m

Ground Floor Area 510 sq ft – 47 sq m

First Floor Area 480 sq ft – 45 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Martin & Co Croydon

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

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

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