

FOLKLANDS



OLD SCHOOL PLACE, CROYDON
MONTHLY RENTAL OF £1,550







Old School Place

Approximate Gross Internal Area
747 sq ft / 69.43 sq m

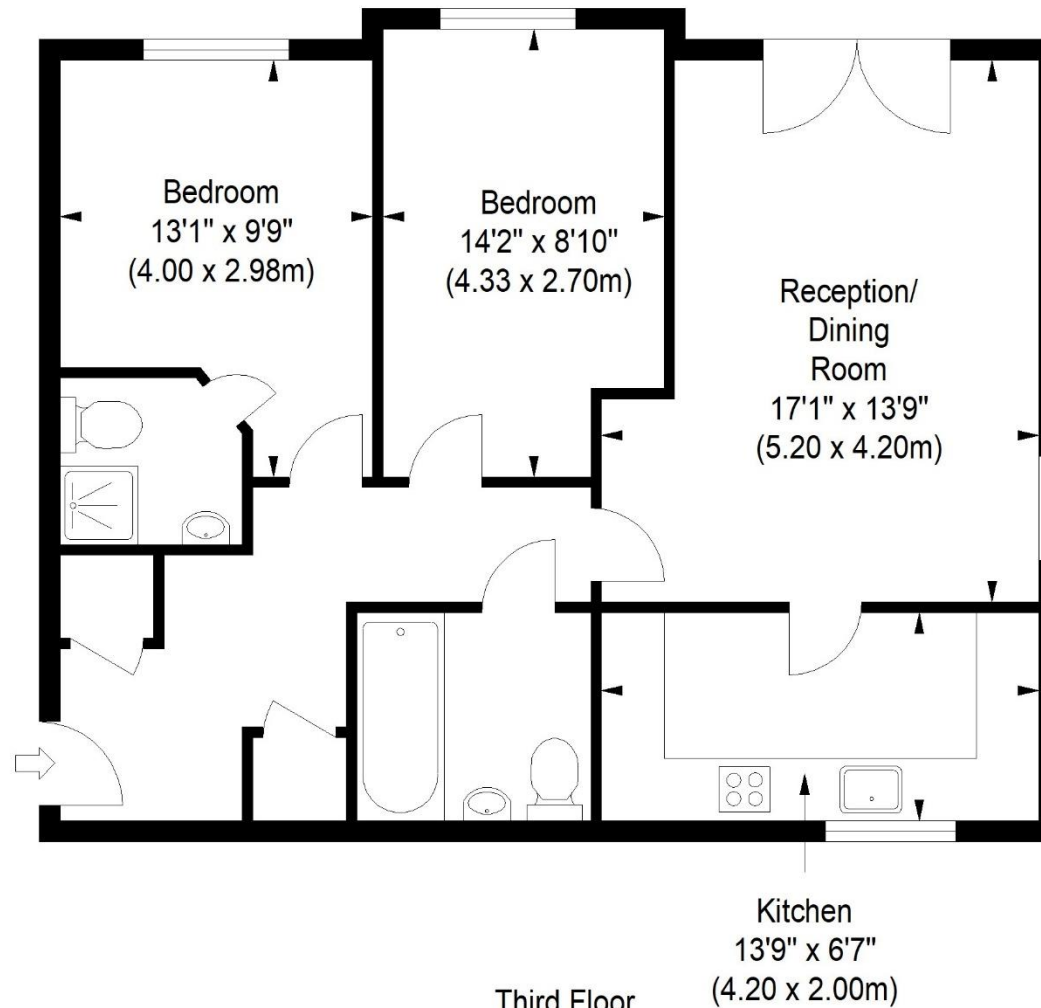


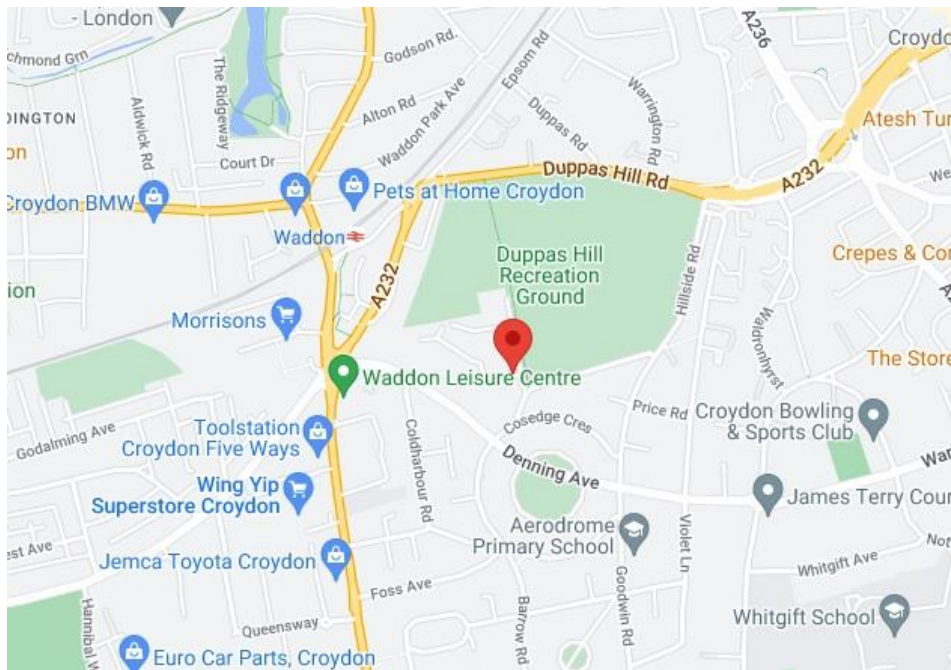
ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY

ALL MEASUREMENTS ARE MAXIMUM, AND INCLUDE WINDOW BAYS AND WARDROBES WHERE APPLICABLE
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

INFO@FOLKLANDS.COM - 020 8686 0002

362 BRIGHTON ROAD - SOUTH CROYDON - CR2 6AL

- ❖ AVAILABLE IMMEDIATELY
- ❖ UN-FURNISHED
- ❖ TWO BEDROOM & TWO BATHROOMS
- ❖ TOP FLOOR APARTMENT
- ❖ 0.2 MILES FROM WADDON TRAIN STATION
- ❖ LARGE LIVING ROOM
- ❖ ALLOCATED OFF-ROAD PARKING SPACE
- ❖ WELL PRESENTED THROUGHOUT
- ❖ QUIET RESIDENTIAL DEVELOPMENT
- ❖ FPC FFR C



**** Available Immediately ** Unfurnished ** Allocated Parking Space **** A smartly presented two-bedroom top floor apartment, situated within this popular residential development, conveniently located only 0.2 miles from Waddon train station and 0.6 miles from the local Tram stop.

This bright & airy property is fully double glazed, it has two bathrooms, good decor throughout and further benefits from an allocated parking space.

The accommodation comprises two bedrooms, an en-suite shower room, a three-piece family bathroom suite, a dual aspect lounge/dining room with Juliette balcony, and a separate fitted kitchen.

Furthermore, this property sits moments from the open green spaces of Duppas Hill Recreational grounds, and it is a short walk to the vast range of shops, bars & restaurants in both Croydon town centre and the Purley Way retail zone.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		