

# Cromwells



**Pamir Court, Worcester Road, Sutton, SM2 6PJ**

**£300,000**

This first floor, two double bedroom apartment is bright and spacious with a garage and well kept communal gardens.

It is situated in a popular development, in a convenient location close to all the amenities of Sutton Town Centre, including shops, restaurants, gyms, other leisure facilities and transport links. It is a short walk from Sutton mainline railway station with excellent services into Central London.

Well regarded local schools include Avenue Primary Academy, Devonshire Primary School, Overton Grange School and Harris Academy.

No Onward Chain.

EPC rating C.

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### **Accommodation**

The spacious apartment has a good size entrance hallway with storage cupboards, leading to the bright double aspect reception room, the two double bedrooms and the family bathroom. The fitted kitchen is accessed from the reception room.

### **Outside**

There is a garage en bloc with up and over door. Well kept communal gardens surround the building.





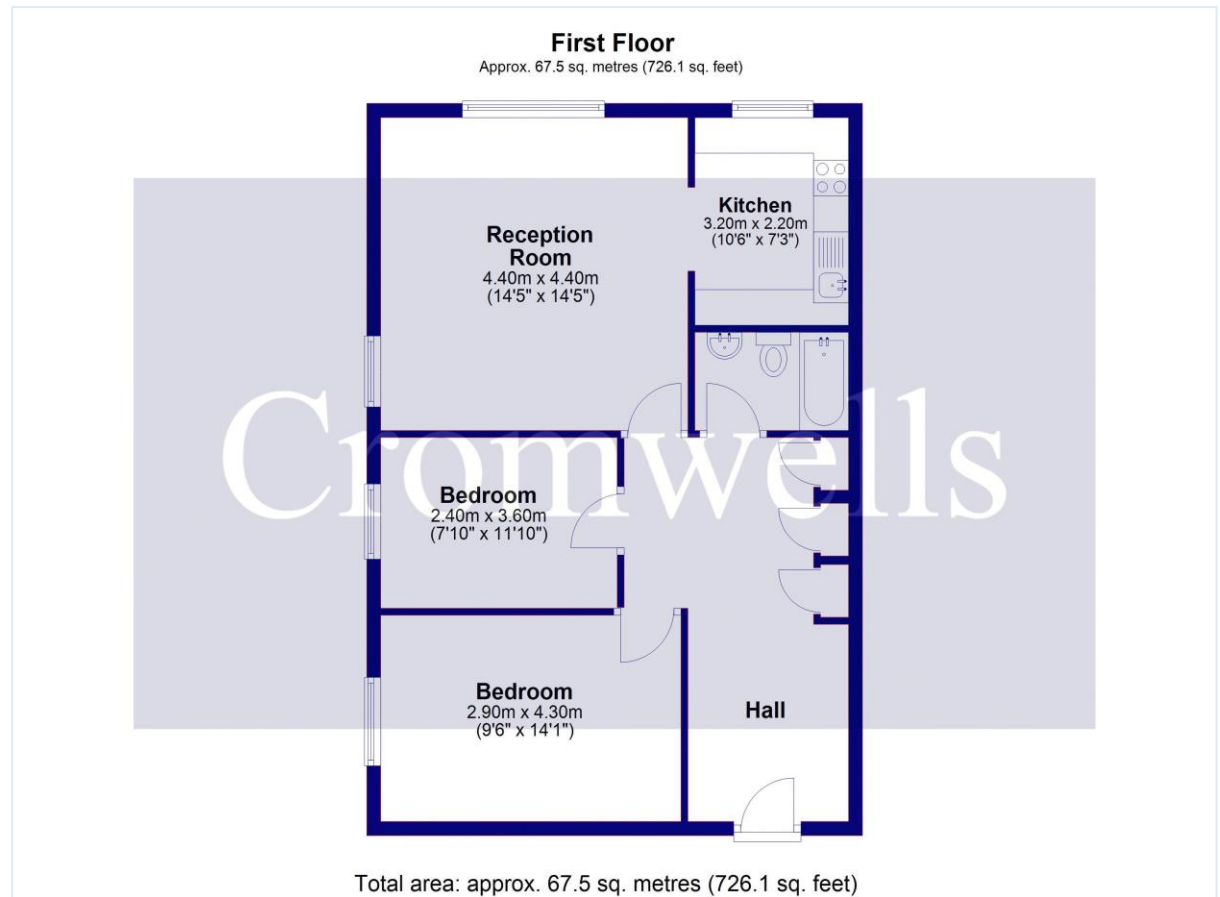
Council Tax - C  
Tenure - Leasehold

54-56 High Street  
Cheam Village  
Surrey  
SM3 8RW

02086 424249  
admin@chromwellscheam.co.uk

Disclaimer

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



