

Cromwells



Grove Road, Sutton, SM1 2AB

Guide Price £430,000

This well presented and spacious two double bedroom, two bathroom, first floor apartment has the added benefit of allocated gated parking.

It is situated in a popular and convenient location, within walking distance of the amenities of Sutton town centre, including shops, restaurants, gyms, other leisure facilities and transport links.

Sutton main line railway station has excellent services into Central London.

There are several well regarded local schools, including Sutton Grammar School. Sutton High School and Nonsuch High School for Girls.

EPC rating B. No Onward Chain.

Accommodation

This first floor apartment has an entrance hallway, with storage cupboard, leading to all rooms. The large, bright reception room is open plan with a modern fitted kitchen.

One of the double bedrooms has an en suite shower room, while the other has fitted wardrobes. There is also a family bathroom.

Outside

There is a gated allocated parking space, together with communal garden areas.





Council Tax - D
Tenure - Leasehold

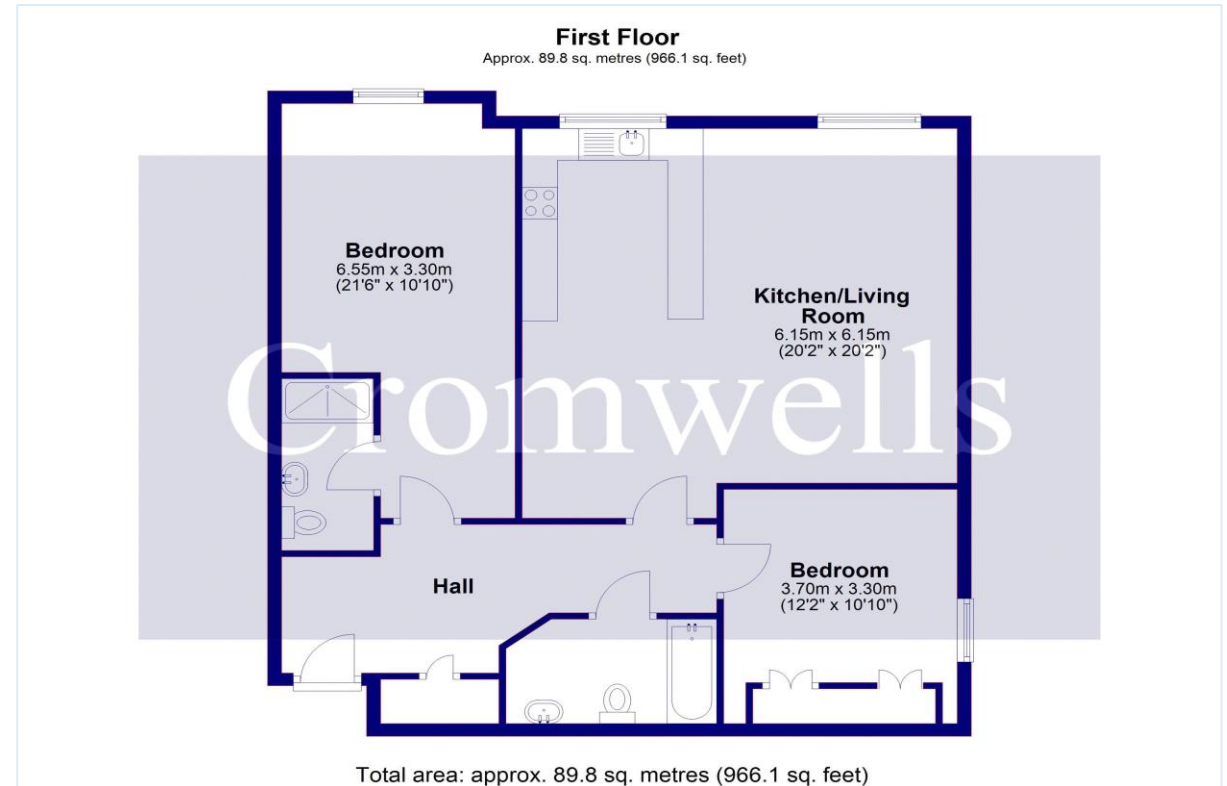
54-56 High Street
Cheam Village
Surrey
SM3 8RW

02086 424249
admin@cromwellscheam.co.uk

Disclaimer

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Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	86 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

