



Ventnor Road
Sutton, SM2 6BT
Guide price £240,000



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GUIDE PRICE £240,000 - £260,000 Positioned within a highly convenient yet secluded block in the heart of South Sutton, this spacious one bedroom ground floor apartment really is a great example of its type in the area. It is an excellent opportunity for you to move into what may be your first home, or even to rent out if you are looking for that rock-solid investment, as this development is both well-regarded and well-looked after. What's more, the property is offered in good condition inside having been recently refreshed, with a modern kitchen that has a great amount of workspace for you to really cook up a storm in! These generous sizes are consistent throughout, with a large bedroom that has lots of space for your wardrobes and spacious bathroom which serves all of the rooms. But we are saving the best until last! The wonderful lounge is the 'jewel in the crown', a room that has ample space for you to not just relax in and catch up on a good book or some great TV, but also perfect for you to have your friends and family come over and entertain in, as the room can easily accommodate a dining area. Being on the ground floor, you also benefit from easy access, yet the property also boasts an excellent degree of natural light, with green outlooks from the large windows. On the outside, as we mentioned, the location is brilliant. A short walk to fantastic local amenities in Sutton, there is a fantastic selection of shops, restaurants and bars, with Sutton mainline station whizzing you up to London in under half an hour. The final pieces of the jigsaw come by the way of the property having no onward chain and allocated parking, perfect for you not having the issues of having to find a space, a fantastic benefit for the lucky new owner!



GROUND FLOOR

Living/Dining Room
14'5 x 13' (4.39m x 3.96m)

Kitchen
10'8 x 6'3 (3.25m x 1.91m)

Bedroom
11'5 x 11'3 (3.48m x 3.43m)

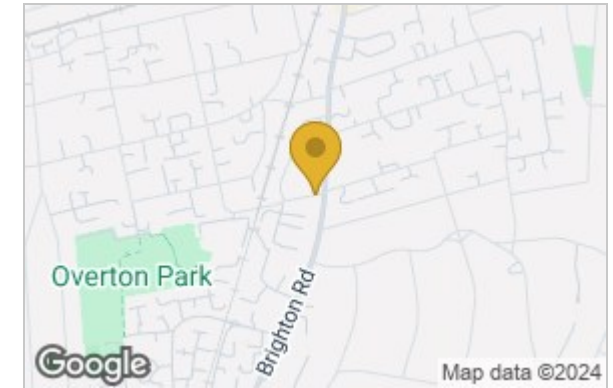
Bathroom
8'10 x 4'11 (2.69m x 1.50m)

OUTSIDE

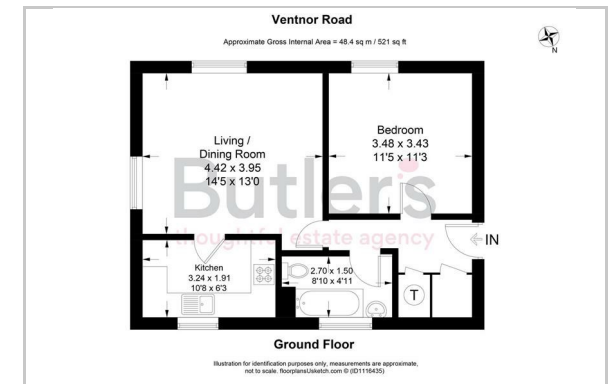
Allocated Parking

Communal Grounds

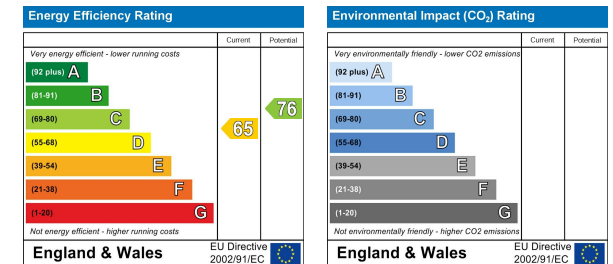
Area Map



Floor Plan



Energy Efficiency Graph



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