

Butler's

thoughtful estate agency



Camborne Road, Sutton, SM2 6RL
£1,950 Per month



2



1



1

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PROPERTY SUMMARY

Welcome to this stunning 2-bedroom flat located on Camborne Road in the heart of Sutton!

This property boasts a spacious 1,026 sq ft of living space, providing ample room for comfortable living.

The property has 2 double bedrooms, a fantastic reception room leading to a private balcony, a spacious kitchen, modern bathroom and additional W/C.

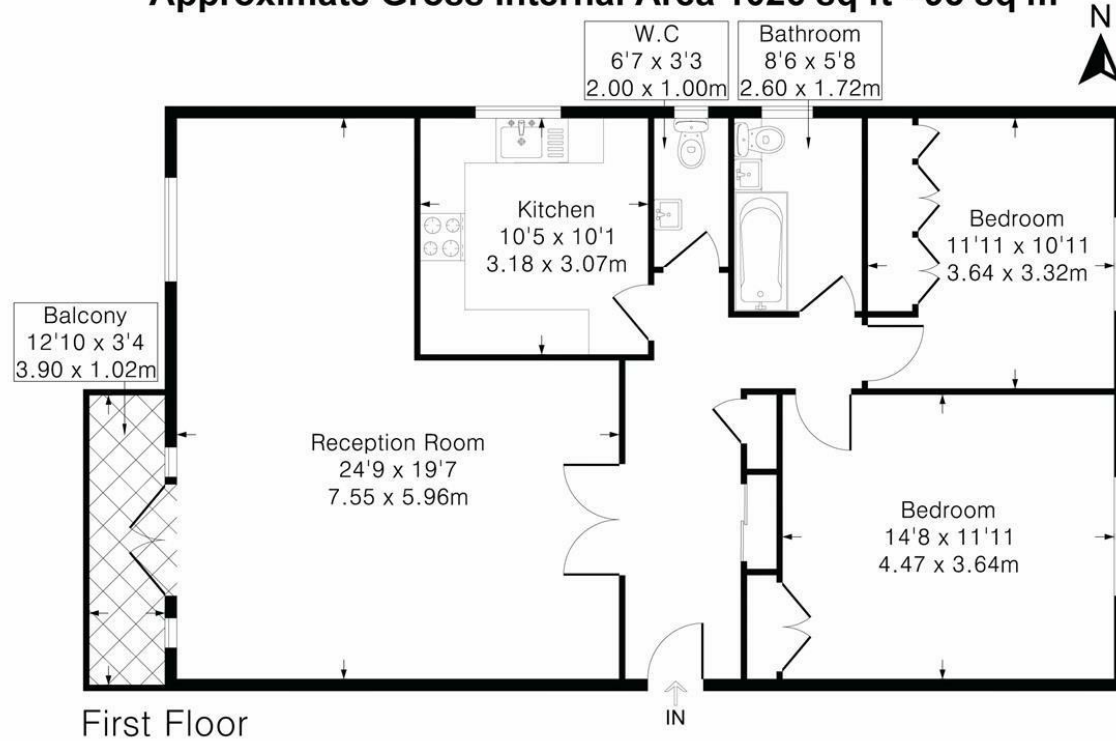
One of the standout features of this property is the addition of your own garage.

Situated in a convenient location, this flat offers easy access to local amenities, schools, and transport links, making it ideal for both young professionals and families alike.





Approximate Gross Internal Area 1026 sq ft - 95 sq m



LOCAL AUTHORITY
Sutton

DEPOSIT REQUIRED
£2,250

PROPERTY AVAILABLE DATE
9th October 2024

COUNCIL TAX BAND
D

VIEWINGS
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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 as defined by RICS code of measuring practise. No guarantee is given on 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.



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