**PRINCESS LODGE, CHURCH ROAD
LONDON CR4**

£300,000 Leasehold

CHRISTOPHER ST. JAMES
Established 1976

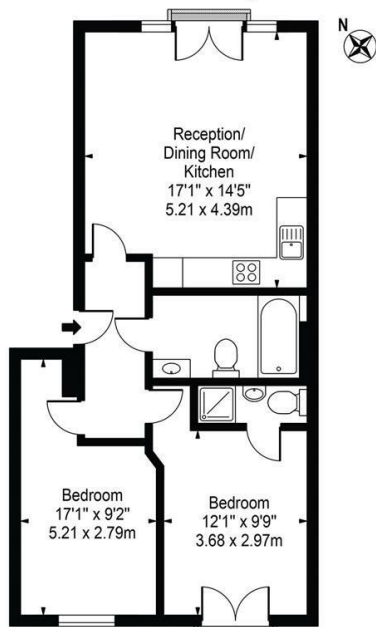Residential / Commercial / Land & Development

020 8296 1270

www.csj.eu.com

info@csj.eu.com

Princess Court,
Church Road, Mitcham , CR4 3BF

Approx. Gross Internal Area   644 Sq Ft - 59.83 Sq M

N

**Reception/
Dining Room/
Kitchen
17'1" x 14'5"
5.21 x 4.39m**

**Bedroom
17'1" x 9'2"
5.21 x 2.79m**

**Bedroom
12'1" x 9'9"
3.68 x 2.97m**

First Floor

For Illustration Purposes Only - Not To Scale - Floor Plan by interDesign Photography
www.interdesignphotography.com
This floor plan should be used as general outline for guidance only.
All measurements are approximate and for illustration purposes only as defined by the RICS Code of Measuring Practice ©2016.

Description
First floor flat with secure off street parking situated within a purpose built residential development.
Comprises open plan lounge / kitchen, master bedroom with en suite, second bedroom and family bathroom.

The property is well located for good schools and transport links with Underground and Tramlink stations close by

Important information
Lease: 106 yrs remaining
Ground Rent: £250 pa
Service Charge: £2,133 pa
Council Tax: Merton Band D

VIEWINGS

Viewings available daily
Please contact our residential team on 020 8296 1270 alternatively by email info@csj.eu.com

THE SMALL PRINT

Christopher St James
61 High Street Colliers
London
SW19 2JF

CHRISTOPHER ST. JAMES
Established 1976

Residential / Commercial / Land & Development

020 8296 1270
www.csj.eu.com
info@csj.eu.com