

TO LET



Dartnell Road, Croydon, CR0

£1,500.00 PCM



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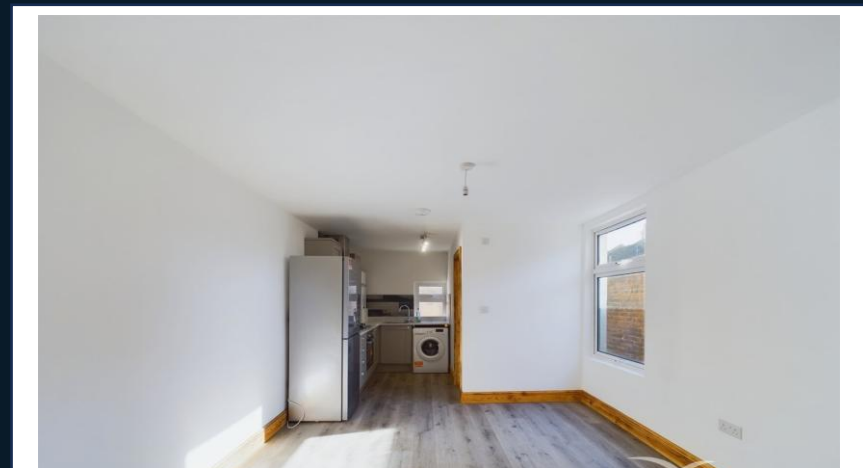
Property Description

A good sized two double bedroom ground floor flat located on the quiet and residential Dartnell Road, CR0. The property comprises of a open-plan and modern kitchen, living room, two double bedrooms, a modern three piece bathroom with shower over bath. The property benefits from double glazed windows throughout, gas central heating and a private courtyard.

The property is located a short walk to bus links and Blackhorse Lane Tram stop providing you with good transport links. This property is perfect for a couple or a growing family in need of extra space.

Disclaimer

Samuel Estates their clients and any joint agents give notice that they are not authorised to make or give any representation or warranties in relation to the property. No responsibility is assumed for any statement that may be made in these lettings particulars. These particulars do not form any part of any offer or contract and must not be relied upon as statements or representation of fact. Any distances, measurements or areas are approximate. The text, photographs and floorplans are for guidance only and not comprehensive in any way. Samuel Estates have not tested any services, appliances or facilities and prospective tenants must satisfy themselves by inspection.



Material Information

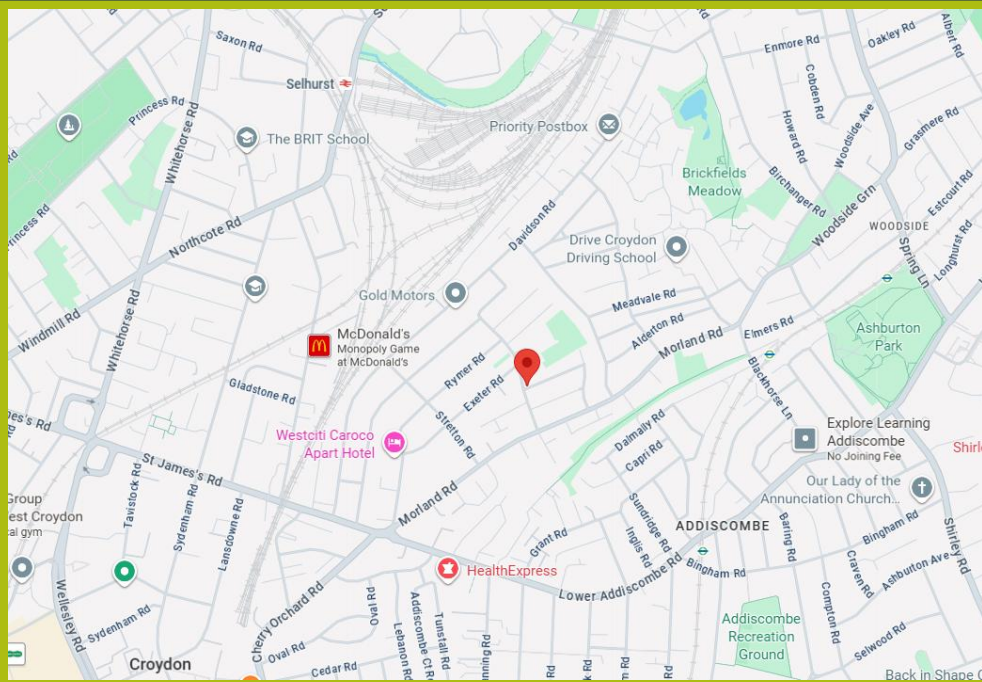
Date Available – 01/11/2025

Holding deposit amount – £346

Security Deposit amount (Five weeks rent) – £1,730.00

Council Tax Band – B

Local Authority – Croydon Council



Property Type
Flat (Ground Floor)



Construction Type
Brick



Parking
Parking Permit



Listed Building Status
None



Water Supply
Thames Water



Electricity Supply
Mains



Heating
Gas / Mains



Broadband
Cable



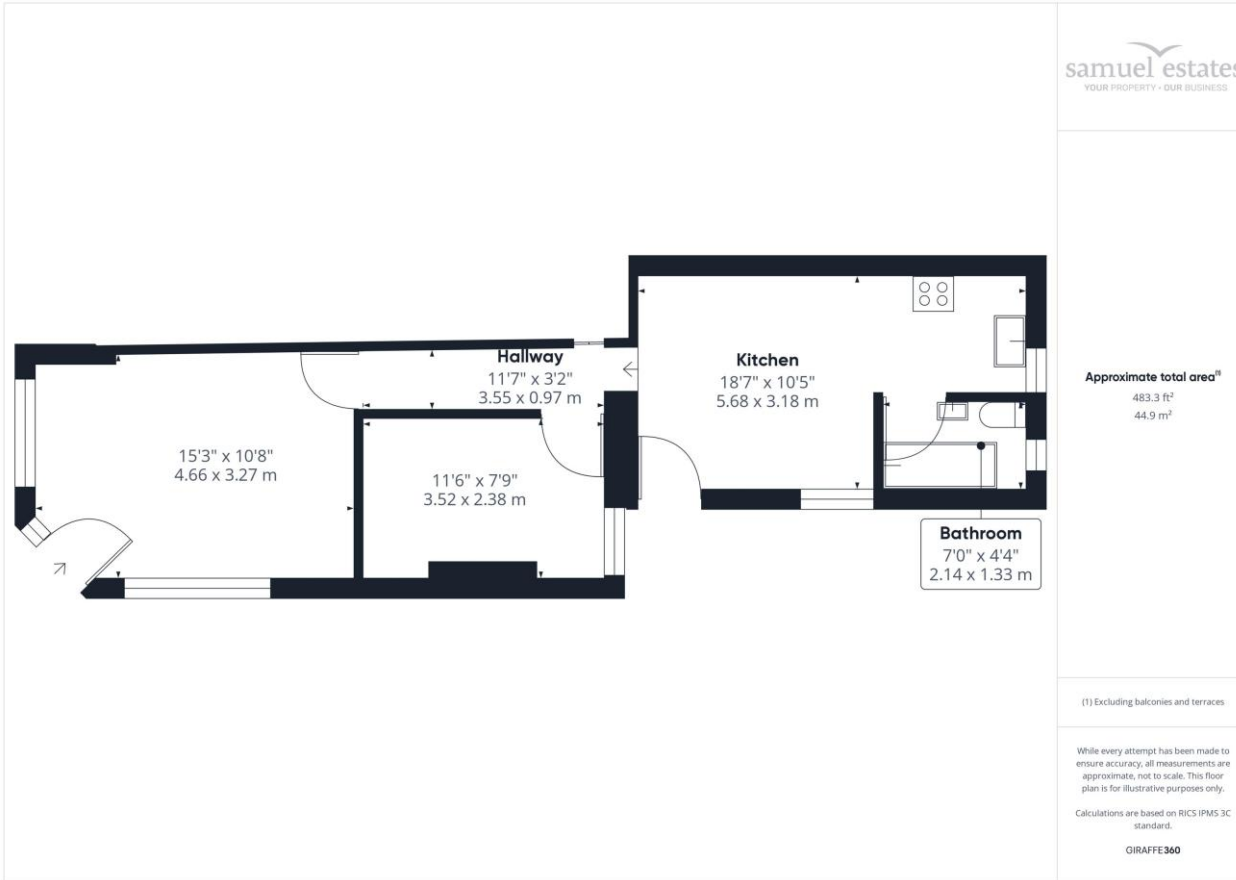
Mobile Signal
Good Coverage



Flood Risk
Has the property been flooded in the past five years: NO
Level of Risk: None



Proposed Development in Immediate Locality?
None



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
92-100 A		
81-91 B		86
69-80 C		
55-68 D	59	
39-54 E		
21-38 F		
1-20 G		

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45 Bedford Hill,
London, SW12 9EY
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