



2 Bedrooms | 1 Bathrooms | 1 Reception Rooms

The Waldrons | Croydon | CR0 4HB

£325,000

LOFT

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- Well presented maisonette with direct access to private patio and communal garden
- Spacious throughout, with large entrance hall and storage cupboard
- Fabulous reception room, with sliding doors straight outside
- Separate kitchen space with plenty of room for all utilities and modern bathroom
- Both bedrooms fit double beds
- Allocated parking space
- Ideally situated for transport links with bus stops and South Croydon train station within walking distance

Lower Ground Floor

Entrance Hall

Large Hallway

Reception Room

19'9 x 12'0 (6.02m x 3.66m)

Kitchen

9'9 x 8'2 (2.97m x 2.49m)

Bedroom 1

14'7 x 9'5 (4.45m x 2.87m)

Bedroom 2

14'5 x 5'6 (4.39m x 1.68m)

Bathroom

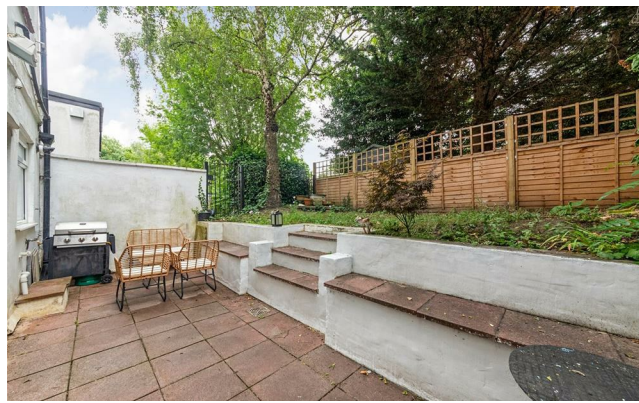
Outside

Private Rear Patio

Communal Garden

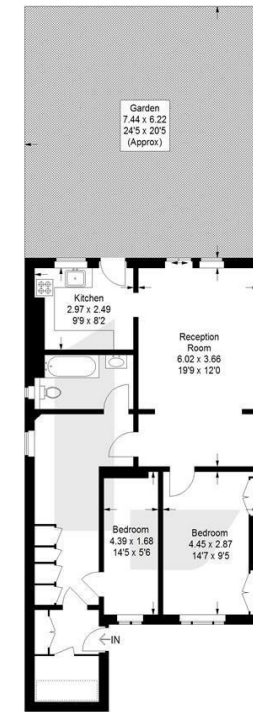
24'5 x 20'5 (7.44m x 6.22m)

Storage Cupboard



The Waldrons, CR0
Approximate Gross Internal Area
77.4 sq m / 833 sq ft

⬜ = Reduced headroom below 1.5 m / 5'0"



Basement

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (D1216862)



EPC Rating: D

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