



barnard marcus

Vita Apartments Caithness Walk, Croydon CR0 2WD



welcome to

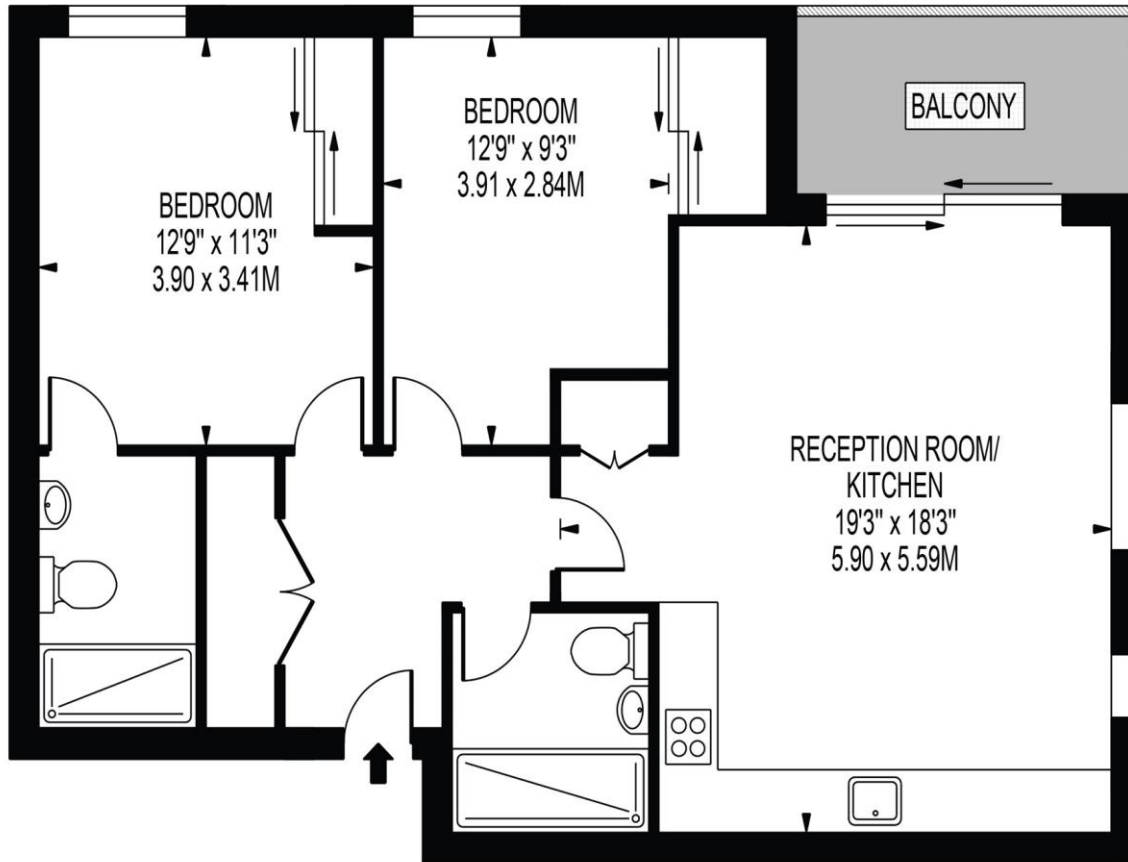
Vita Apartments Caithness Walk, CROYDON

Set within the exclusive Vita Apartments only a few steps from East Croydon Train station, this impressive two double bedroom residence with private balcony boasting panoramic skyline views. This immaculately offered apartment sits on the tenth floor, providing bright and spacious living and entertaining spaces in the form of a substantial open plan lounge/kitchen, two generous double bedrooms, contemporary bathroom and a private sit on balcony. Vita Apartments found on Caithness Walk could not be better placed for access to East Croydon Train Station, providing direct transport links to both London Bridge and Victoria as well as Gatwick Airport, and Box Park. This beautiful apartment really is a commuter's dream, call the vendor's sole agent for an appointment to view.



VITA APARTMENTS

APPROXIMATE GROSS INTERNAL FLOOR AREA: 779 SQ FT - 72.34 SQ M



TENTH FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

welcome to

Vita Apartments Caithness Walk, CROYDON

- 2 double bedroom contemporary apartment
- Excellent decorative order
- Family bathroom & under floor heating
- Access to a private communal roof garden
- Family bathroom and en-suite

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 199 years from 29 Jul 2014. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£400,000



Please note the marker reflects the
postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/CRY112060](https://www.barnardmarcus.co.uk/Property/CRY112060)



Property Ref:
CRY112060 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



barnard marcus



020 8680 9226



croydon@barnardmarcus.co.uk



50 Lower Addiscombe Road, CROYDON,
Surrey, CR0 6AA



[barnardmarcus.co.uk](https://www.barnardmarcus.co.uk)