



Hillcrest Road, Purley CR8 2JF

welcome to

Hillcrest Road, Purley

This beautifully presented ground floor apartment, built in 2021, offers contemporary living in a highly desirable location. The property features three generously sized double bedrooms, including a principal bedroom with a sleek en-suite shower room. A modern family bathroom serves the remaining two bedrooms. The heart of the home is an impressive open-plan kitchen and lounge area, designed for both relaxation and entertaining. Large windows allow plenty of natural light to fill the space, and french doors open directly onto a private patio-perfect for al fresco dining or a morning coffee.

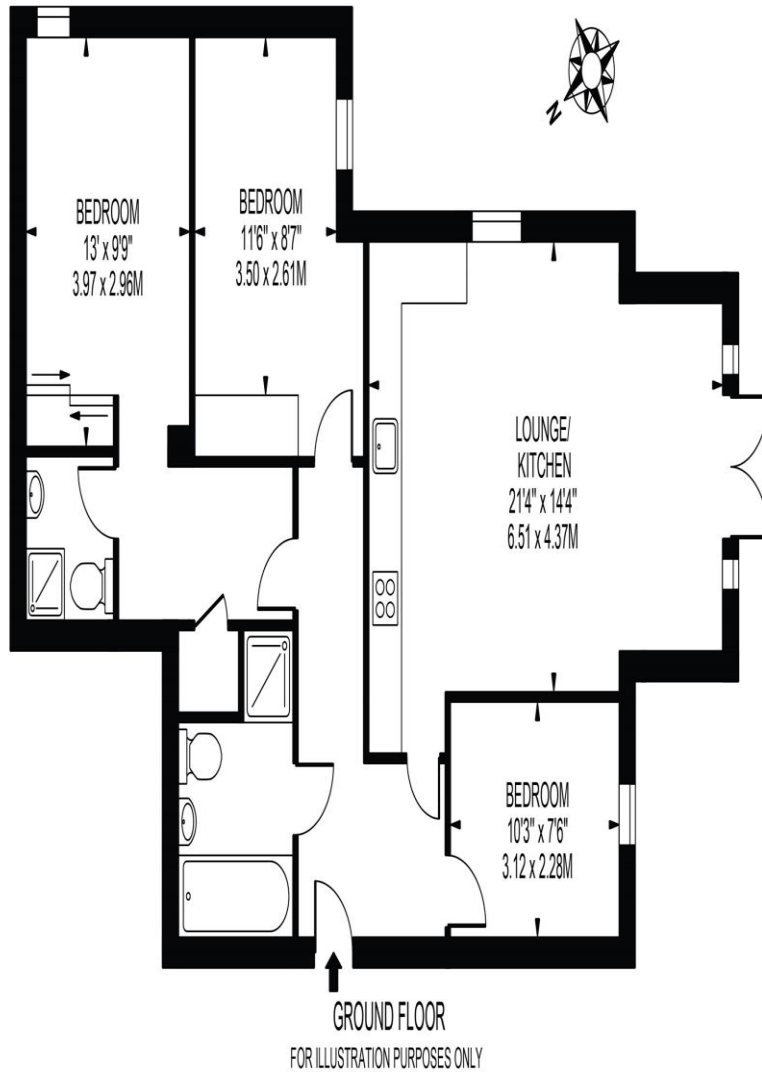
Further benefits include off-street parking complete with an EV charging point, offering convenience and sustainability for modern lifestyles. The property also benefits from, the management company being owned by the residents ensuring low service charge and a share of freehold.

Situated on Hillcrest Road, the apartment enjoys a peaceful residential setting while being just moments from the amenities of Purley town centre. Excellent transport links are close by, with Purley Station offering direct services to London Bridge and Victoria, making this an ideal location for commuters. The area also boasts a range of reputable schools, green spaces, and easy access to the M23/M25 road network, combining suburban tranquillity with excellent connectivity.



HILLCREST ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 897 SQ FT - 83.30 SQ M



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Hillcrest Road, Purley

- Ground Floor Apartment
- Three Double Bedrooms
- Two Bathrooms (One En-suite)
- Open Plan Kitchen/Lounge
- Private Patio

Tenure: Leasehold EPC Rating: B

Council Tax Band: E Service Charge: 1020.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Jan 2021.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£475,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SAN107591 - 0004

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