



Whitmead Close, South Croydon CR2 7AS

Welcome to

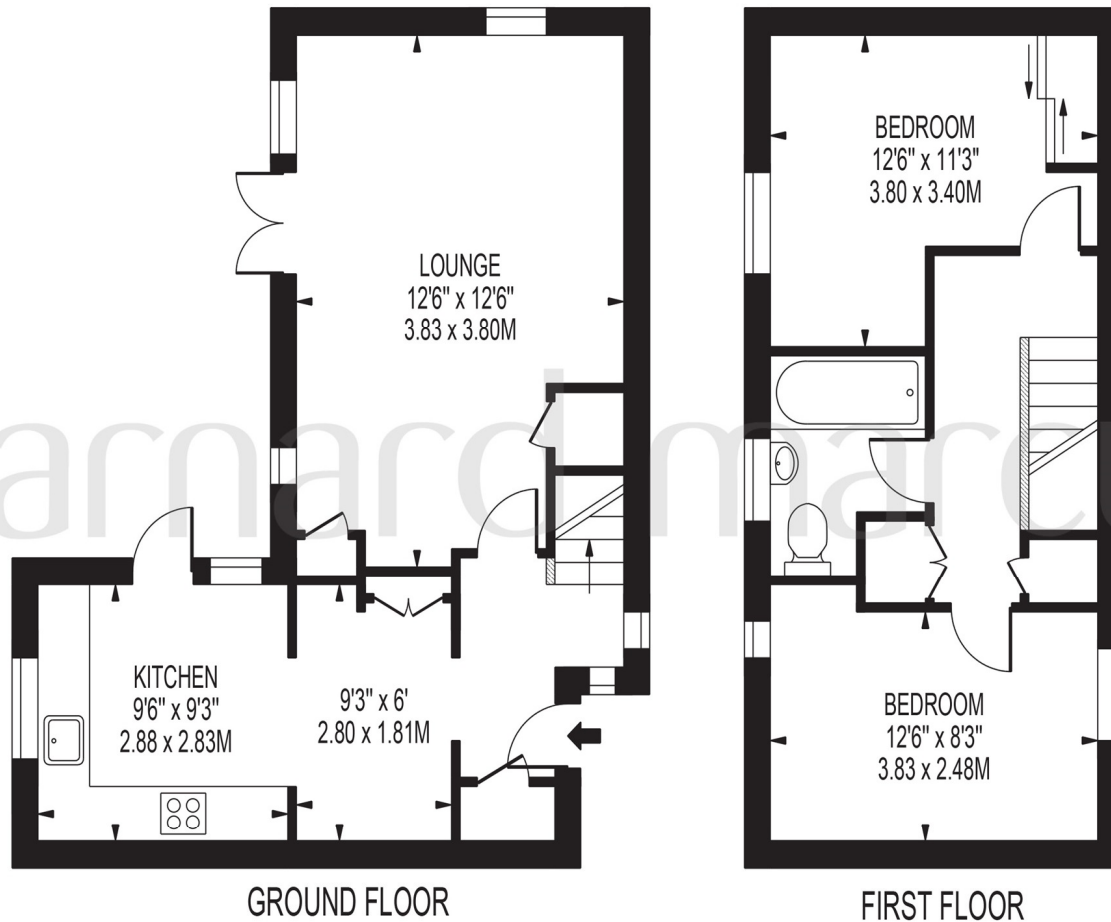
Whitmead Close, South Croydon

Located on the ever popular Whitmead Close development, this property offers easy distance to South Croydon station, bus routes, tram links, lovely open spaces, parks and woodland walks.



WHITMEAD CLOSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 794 SQ FT - 73.76 SQ M



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.

The property boasts an entrance hall, fitted modern kitchen and a reception room, which leads to a large private garden that occupies the corner plot. As well as this, there are two double bedrooms, a family bathroom and en-bloc garage. Much of the front of the house is hidden from view, giving the home an easeful entrance leading to a much larger inside area. The home is located in a quiet cul-de-sac area of similar dwellings, and is within close proximity of good schools, especially the catchment area for St Peters and the boutique shops, bars and restaurants of South End. The twinkling metropolis of Croydon is close by, offering many venues from Fairfield Halls, Box Park and numerous shopping centres.

Welcome to

Whitmead Close, South Croydon

- Great Transport Links
- Close to Parks and Woodland Walks
- Private Garden
- 2 Double Bedrooms
- Close to Shops, Bars and Restaurants

Tenure: Freehold EPC Rating: Awaited

offers in excess of

£400,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/SCS108886



Property Ref:
SCS108886 - 0003

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.

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