



**Guide Price**  
**£250,000**

**Leasehold**

2x  1x  1x 

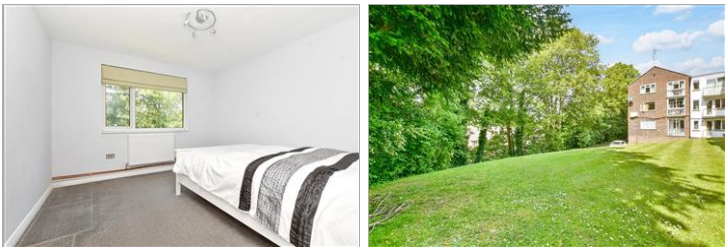
**Godstone Mount, Downs  
Court Road, Purley,  
Surrey, CR8**

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt&west**  
Helping you move forwards





## Main features

- Chain free first floor flat in central Purley location
- Walking distance to Purley station, shops, bars, cafe's and restaurants
- Pretty communal grounds
- Modern kitchen and bathroom
- Long lease and low service charges

## Accommodation

### FIRST FLOOR

Hallway

Living Room: 12'9 x 10'7 (3.89m x 3.23m)

Kitchen: 7'6 x 6'7 (2.29m x 2.01m)

Bedroom 1: 11'7 x 10'8 (3.53m x 3.25m)

Bedroom 2: 10'9 x 7'6 (3.28m x 2.29m)

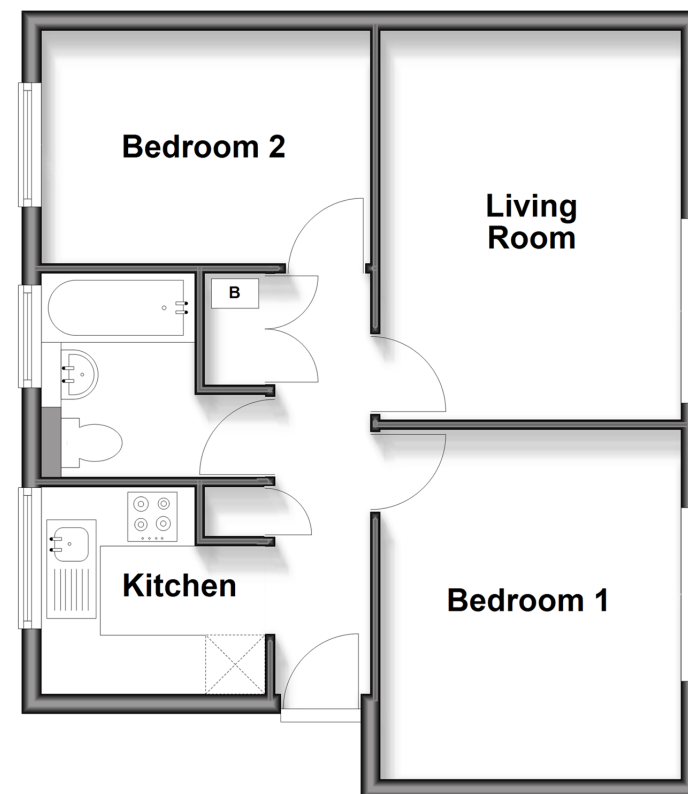
Bathroom: 6'6 x 6'5 (1.98m x 1.96m)

### OUTSIDE

Communal Grounds

## First Floor

Approx. 46.3 sq. metres (498.8 sq. feet)



**Call Purley - 020 8660 8882 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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