



Guide Price
£375,000

Leasehold

2x 🛏️ 2x 🚿 1x 🚗

**Cheyne Court,
Christchurch Park,
Sutton, Surrey, SM2**

OVER 60?

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

cubitt & west
Helping you move forwards



Main features

- Private balcony and garage
- Walking distance to Sutton station
- Two good size double bedrooms
- Bathroom and en-suite shower room
- Ample storage including your own loft space
- Well located for good and outstanding schools

Accommodation

SECOND FLOOR

Entrance Hall

Lounge: 17'9 x 16'4 (5.41m x 4.98m)

Balcony

Kitchen: 13'9 x 9'9 (4.19m x 2.97m)

Bedroom 1: 12'5 up to fitted wardrobes x 11'3 up to fitted wardrobes (3.79m x 3.43m)

En-Suite Shower Room

Bedroom 2: 13'8 x 12'2 up to fitted wardrobes (4.17m x 3.71m)

Bathroom: 8'1 x 5'6 (2.47m x 1.68m)

OUTSIDE

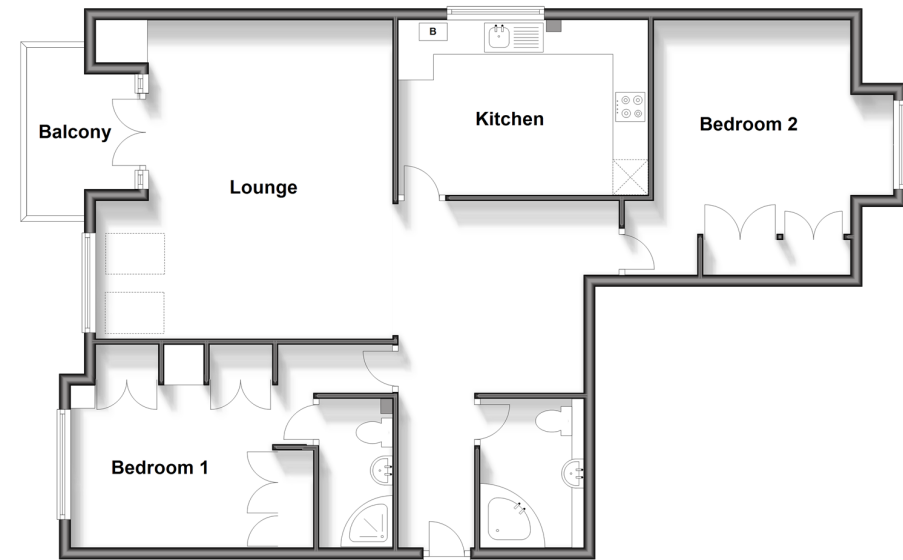
Garage

Communal Gardens

Call Sutton - 020 8661 0330 ■ cubittandwest.co.uk

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- 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.

Second Floor
Approx. 92.9 sq. metres (999.9 sq. feet)



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