



Price

£280,000

Leasehold

2x  1x  1x 

Kingsmount Court,  
Lewis Road, Sutton,  
Surrey, SM1

**OVER 60?**

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

**cubitt & west**  
Helping you move forwards



## Main features

- Immaculately presented third floor apartment
- Ideal for commuters as walking distance to station
- Allocated parking and visitors bay
- Perfect for first time buyers or investors
- High Street and local amenities just moments away

## Accommodation

### THIRD FLOOR

Entrance Hall

Kitchen/Lounge: 23'11 x 13'1 (7.29m x 3.99m)

Bedroom 1: 15'10 maximum x 9'3 maximum (4.83m x 2.82m)

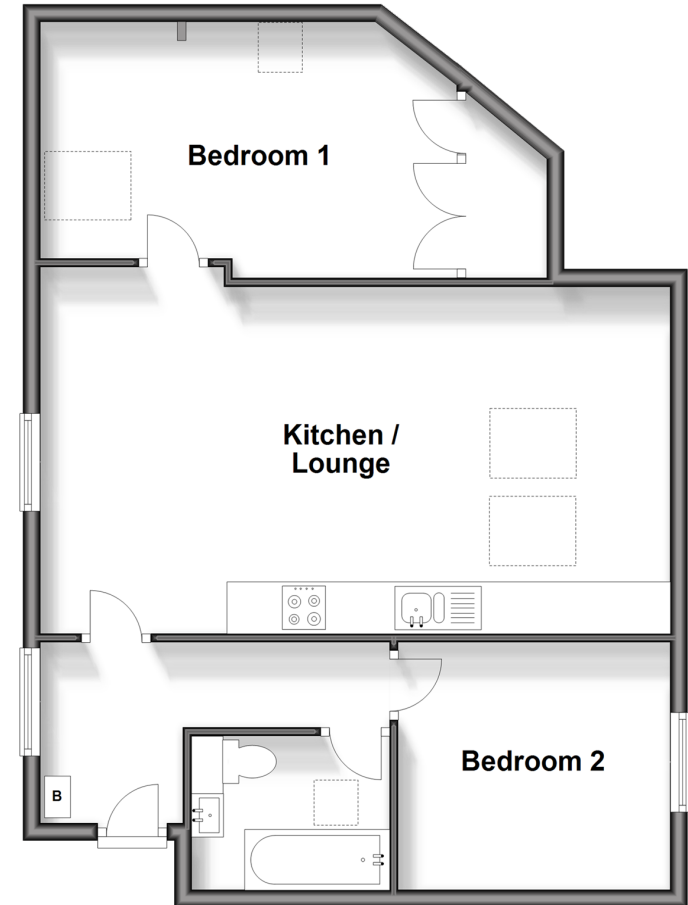
Bedroom 2: 10'4 x 9'3 (3.15m x 2.82m)

Bathroom

### OUTSIDE

Allocated Parking

**Third Floor**  
Approx. 65.7 sq. metres (707.4 sq. feet)



**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.



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