



Price

£325,000

Leasehold

2x  2x  1x 

Jewell Court, Cheam  
Road, Sutton, Surrey,  
SM1

**OVER 60?**

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

**cubitt & west**  
Helping you move forwards



## Main features

- No onward chain to wait for
- Lease is being extended as part of the sale
- Walking distance to Cheam Village & Sutton Town Centre
- Within easy reach of very popular primary & secondary schools
- Allocated parking space

## Accommodation

### FIRST FLOOR

Entrance hall

Lounge/Diner: 15'0 x 11'6 (4.58m x 3.51m)

Kitchen: 10'2 x 9'3 (3.10m x 2.82m)

Bedroom 1: 12'1 x 10'4 (3.69m x 3.15m)

En-Suite Shower Room: 5'1 x 4'0 (1.55m x 1.22m)

Bedroom 2: 12'1 x 8'1 (3.69m x 2.47m)

Bathroom

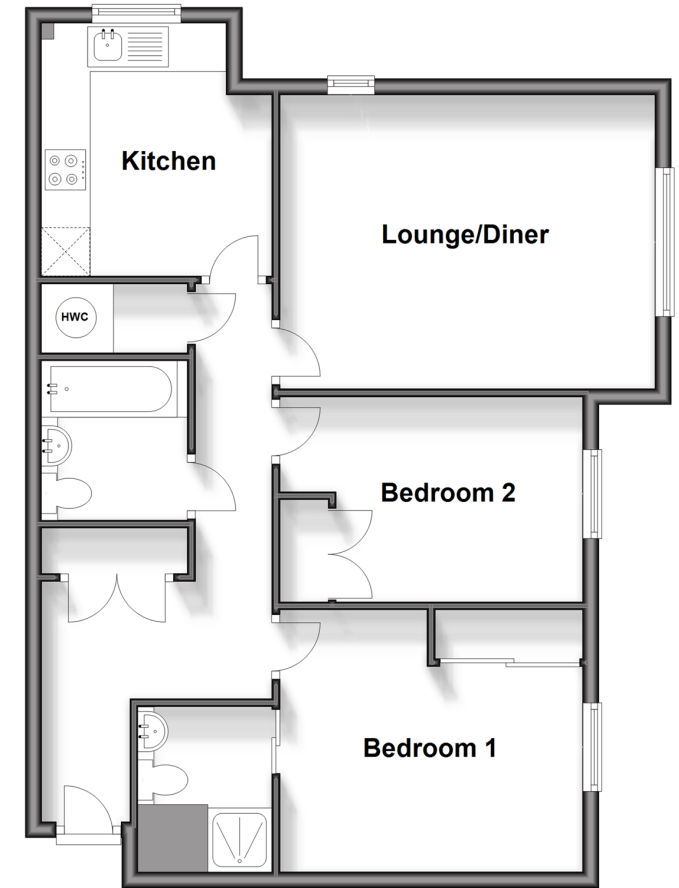
### OUTSIDE

Communal Gardens

Allocated Parking

## First Floor

Approx. 69.3 sq. metres (745.4 sq. feet)



Call Sutton - 020 8661 0330 ■ [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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