

Approximate total area⁽¹⁾
 500.63 ft²
 46.51 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



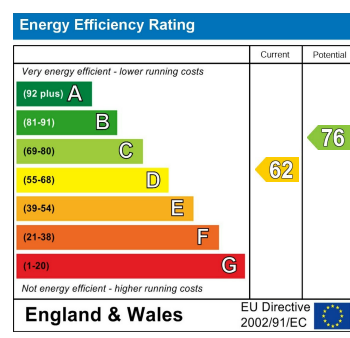
EST 1973
Paul Meakin £190,000 Thorpe Close, CR0 0SF
 ESTATE AGENTS

Paul Meakin is delighted to welcome to the market this extremely well-presented one-bedroom, first-floor apartment, situated in a quiet cul-de-sac.

The property is well-proportioned with ample living space and has been maintained to a high standard by the current owner. It comprises a spacious reception room connected to a modern kitchen, a generously sized bathroom with a three-piece suite, and a large double bedroom featuring built-in wardrobes. Additional benefits include gas central heating, double glazing, plenty of internal storage, and a large external storage cupboard.

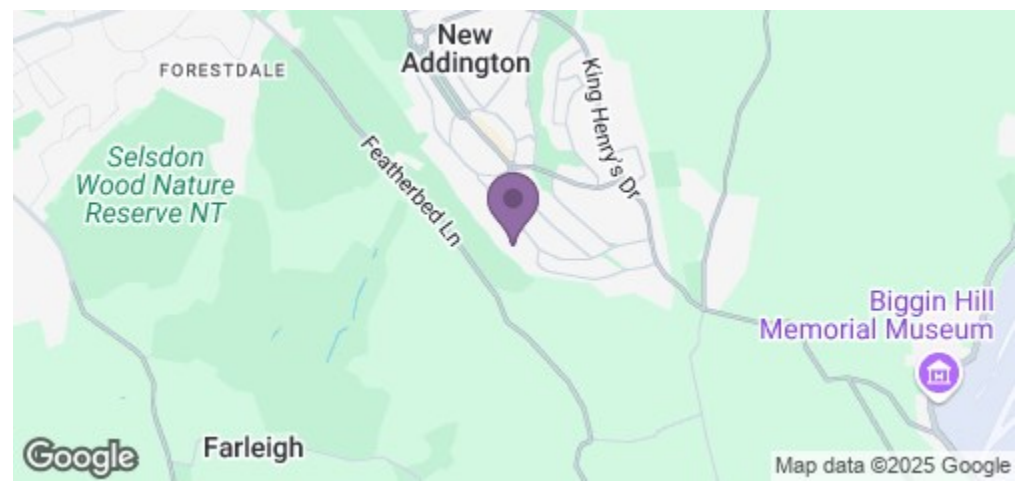
Thorpe Close is ideally located for commuters, with local bus routes and the tram within walking distance—both providing easy access to Croydon town centre.

New Addington also offers excellent local amenities, including a community swimming complex with a gym, a nearby library, and numerous recreational areas such as Milne Park—perfect for children and dog walkers.



TAX BAND: B

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements





- One double bedroom
- Ample storage throughout
- First floor apartment
- Quiet cul-de-sac location
- Large reception room
- Close to local amenities
- Modern kitchen and bathroom
- Great transport links
- Well maintained
- 87 years remaining on the lease

