

Cromwells



33 The Avenue, Worcester Park, KT4 7HD
£360,000

Situated on the sought after location 'The Avenue' is this 2 bedroom apartment. The property has benefitted from a total modernisation throughout including modern eat in kitchen, electric combination boiler, modern bathroom along with light filled lounge/diner and garage en-bloc. Located ideally for access to Worcester Park mainline station (zone 4), bus routes, A3 plus a well stocked high street. Internal viewing highly recommended.

Modern Kitchen and Bathroom · Highly Sought After Location ·
Garage En-Bloc · Modern Electric Boiler

Communal Entry Doors -

Secure entry phone, stairs to 2nd floor landing.

Front Door -

Hallway -

Wall mounted entry phone, carpeted, radiator, loft access (pull down ladder), door to

Lounge/Diner - 22' 0" x 11' 6" (6.70m x 3.50m)

Double glazed window to front aspect, carpeted, radiator.

Kitchen - 12' 10" x 8' 10" (3.91m x 2.69m)

Modern range of Shaker style wall mounted units with cupboards and drawers below, wooden work surface and wooden upstand, integrated double oven with electric hob and extractor above, space for fridge/freezer, space and plumbing for washing machine, cupboard housing electric boiler, tiled floor, double glazed window to front aspect.



Bathroom -

Modern 3-piece suite comprising panel enclosed bath with shower overhead, wash hand basin with vanity below, w/c, tiled walls, extractor fan, wall mounted illuminated mirrored cupboard, shaver point, chrome towel radiator.

Bedroom 1 - 14' 1" x 11' 6" (4.29m x 3.50m)

Double glazed window to rear aspect, radiator, carpeted, range of fitted wardrobes.

Bedroom 2 - 9'6" x 7'3" (2.90m x 2.20m)

Double glazed window to rear aspect, radiator, carpeted.

Garage - 16' 0" x 8' 0" (4.87m x 2.44m)

En-bloc, up and over door.

Parking -

Residents parking, communal bin store.



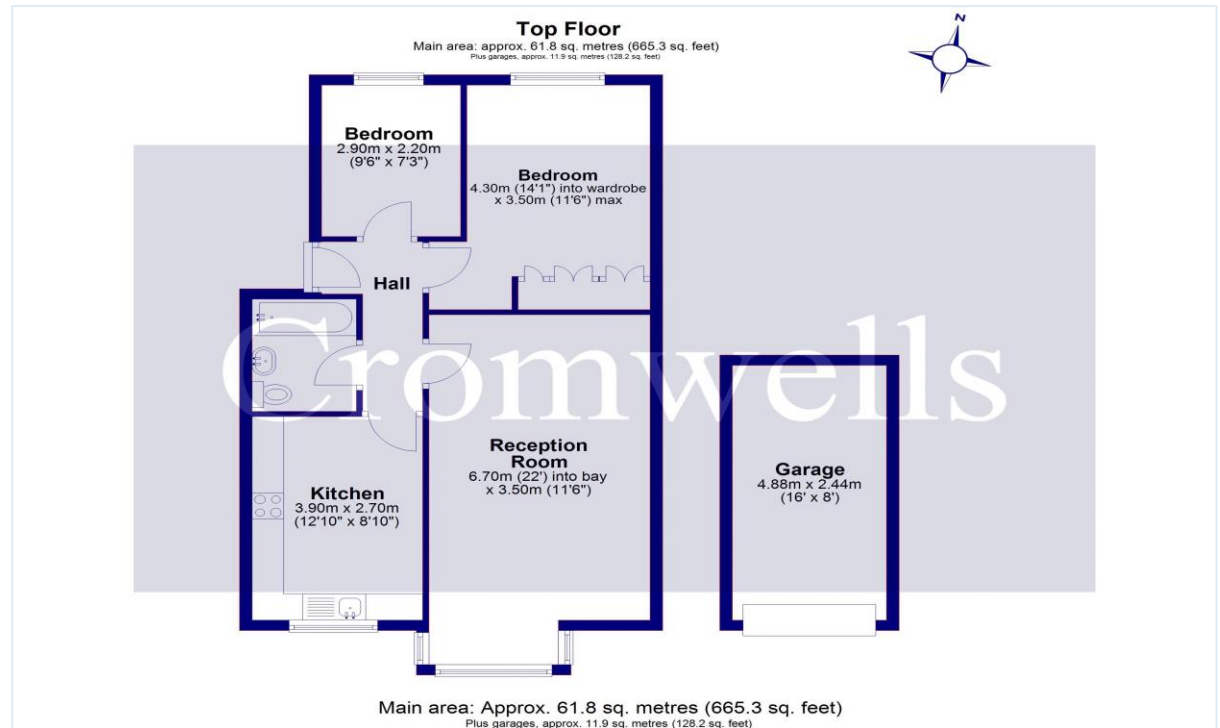
Council Tax - C
 Tenure - Leasehold
 Square Foot – approx. 665.3 sq. ft (61.8 sq.mt)
 Plus garage approx. 11.9 sq. ft (128.2 sq.mt)

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Disclaimer

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

