



1 Bedrooms | 1 Bathrooms | 2 Reception Rooms

Plough Lane | Purley | CR8 3QJ

**Guide price £275,000**

**LOFT**

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- Beautifully presented top-floor flat with the added benefit of a separate office room
- Excellent fitted storage space throughout
- Share of freehold with low service charges
- Conveniently located close to local schools and amenities
- Private allocated parking space
- Bright open-plan living area with stunning views
- Sought-after West Purley location, within walking distance to shops and train station

**Second floor**

**Hallway**

**Reception**

**Room/Kitchen**

19'3 x 16'9 (5.87m x 5.11m)

**Bedroom**

14'7 x 12'1 (4.45m x 3.68m)

**Bathroom**

**Office room**

11'1 x 10'7 (3.38m x 3.23m)

**Storage**

14'3 x 8'3 (4.34m x 2.51m)

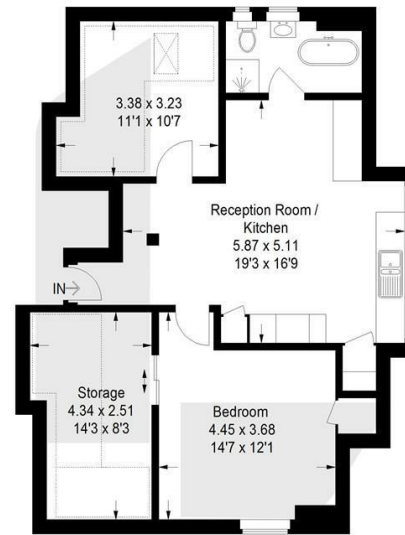
**Outside**

**Off Road Parking**



**Plough Lane, CR8**

Approximate Gross Internal Area  
67.2 sq m / 723 sq ft



**Second Floor**

□ = Reduced headroom below 1.5 m / 5'0

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1305257)

EPC Rating: D

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