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Parrs Close | | Sanderstead | CR2 0QX

Guide Price £300,000

Pollard Machin

estate agents since 1885

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Sanderstead | CR2 0QX
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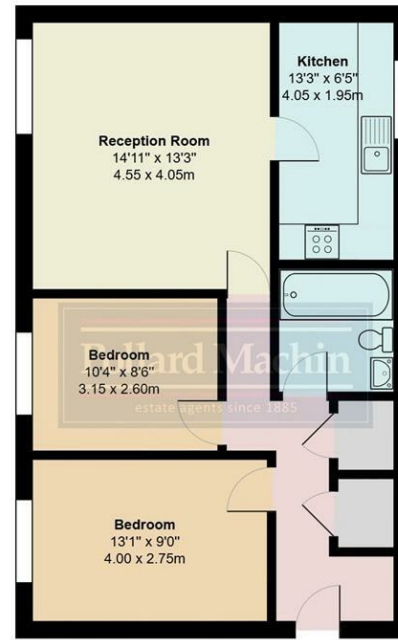
A well presented 2 bedroom ground floor purpose built apartment with an impressive 14'11x13'3 lounge and double glazed door opening directly onto the communal gardens, well appointed kitchen and bathroom together with garage - conveniently situated for either Purley Oaks or Sanderstead stations. Extended Lease. EPC Rating D. Council Tax Band C.

Communal Entrance Hall: Entrance Hall with two store cupboards: Impressive 14'11x13'3 Lounge/Dining

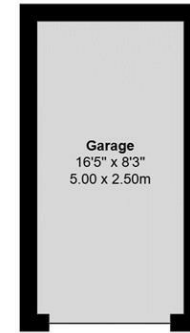
- Station Location
- 2 Double Bedrooms
- Door From Lounge Onto Communal Garden
- Garage En-Bloc
- Gas Radiator Central Heating
- Long Lease
- Impressive 15'x13'2 Lounge/Dining Room
- Ground Floor
- Communal Gardens
- Double Glazing







Ground Floor



Parrs Close, South Croydon CR2
Approx. Gross Internal Area 678sq ft / 63sq meters

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning fixtures fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any errors, omission, miss-statement or use of data shown.
 Plan produced by AR Net Media - www.arnetmedia.uk

Council Tax Band C

EPC Rating

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(12 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

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