



Astoria Court High Street, Purley CR8 2XT

Welcome to **Astoria Court High Street, Purley**

This well-presented second floor apartment is set within a conveniently located building, and benefits from convenient lift access. The property offers a bright and generously sized reception room, providing ample space for both living and dining areas, while the separate kitchen is thoughtfully laid out with good storage and worktop space. The bedroom is a comfortable double and features built-in storage, creating a practical and clutter-free environment. A well-appointed bathroom serves the property, and a private balcony offers valuable outdoor space, ideal for relaxing or enjoying a morning coffee.

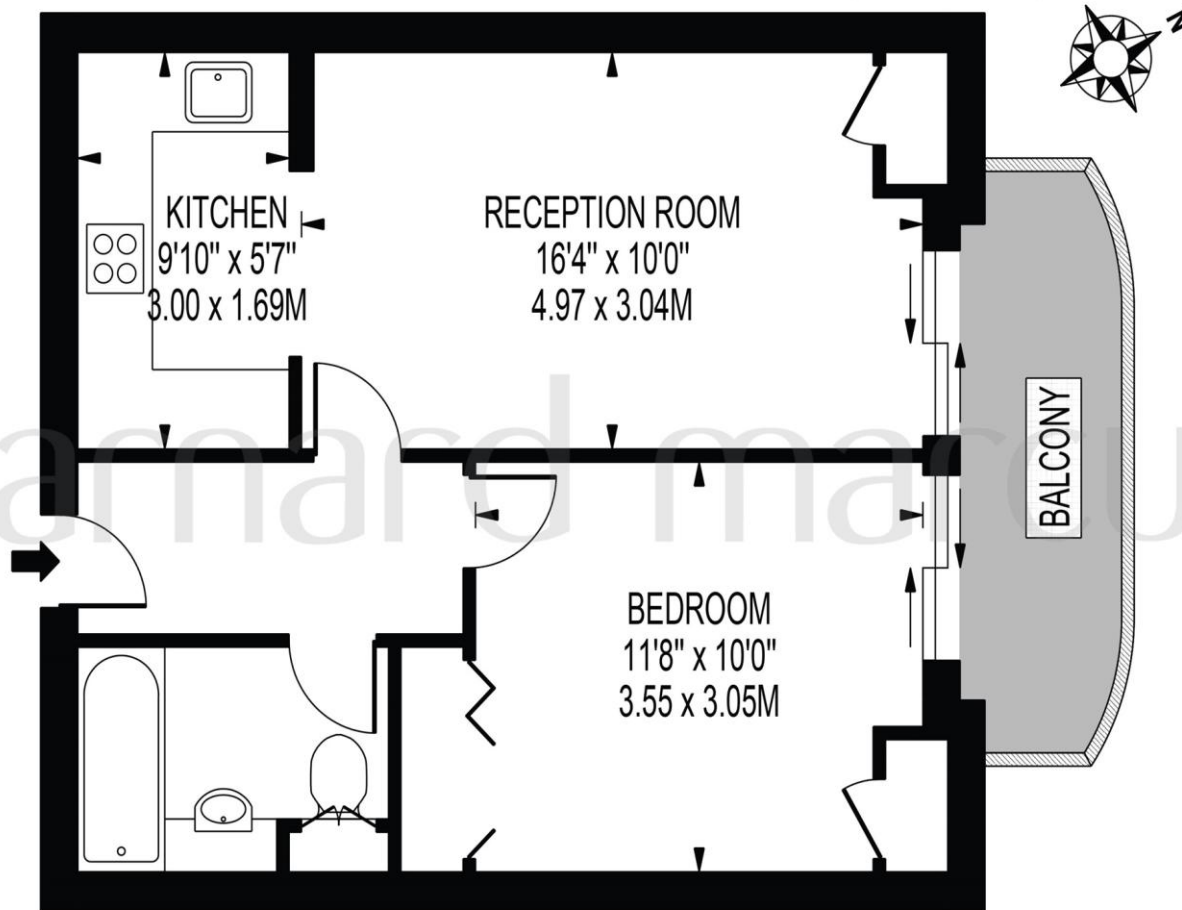
Located on High Street in the heart of Purley, the apartment enjoys immediate access to a wide range of local amenities including supermarkets, cafés, restaurants and everyday conveniences. Purley railway station is just a short walk away, providing excellent transport links into Central London and surrounding areas, making the property ideal for commuters. The area is also well served by bus routes and offers easy access to the A23 and M25, while nearby green spaces provide opportunities for outdoor recreation

The property is currently rented out for £1,300 per calendar month.



ASTORIA COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 458 SQ FT - 42.56 SQ M



FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Agent Note:

Welcome to

Astoria Court High Street, Purley

- Second Floor Flat
- Lift Access
- Generous Reception
- Private Balcony
- Separate Kitchen

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 1080.00

Ground Rent: 150.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 2001.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£250,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/SAN107866



Property Ref:
SAN107866 - 0007

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