



Flat 17, Gladeside Court Succombs Hill, Warlingham – CR6 9JG

Guide Price **£265,000**





Flat 17

Gladeside Court Succombs Hill,
Warlingham

Bright and spacious top-floor apartment featuring two double bedrooms, an open-plan kitchen/living area with pleasant views, modern bathroom, ample storage, well-kept communal grounds and a garage.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: D

- Bright and spacious top-floor apartment
- Two well-proportioned double bedrooms
- Open-plan kitchen and lounge/dining room
- Large window with views over communal grounds
- Entrance hall with generous built-in storage
- Modern refitted bathroom with bath and shower
- Garage and residents parking
- Ideal for first-time buyers, downsizers, or investors



This bright and spacious top-floor apartment offers well-balanced accommodation.

The property is accessed via a welcoming entrance hall, which benefits from a large built-in storage cupboard, providing practical and discreet storage. The kitchen and lounge/dining room have been thoughtfully knocked through to create an impressive open-plan living space, flooded with natural light from a large window that enjoys pleasant views over the communal grounds and surrounding area.

There are two generously sized double bedrooms, both well proportioned and one having a built in double wardrobe. The accommodation is completed by a refitted bathroom, featuring a modern suite with both bath and separate shower facilities.

Externally, residents benefit from well-maintained communal grounds, along with the added advantage of a garage. This appealing apartment would make an ideal purchase for first-time buyers, downsizers, or investors alike.

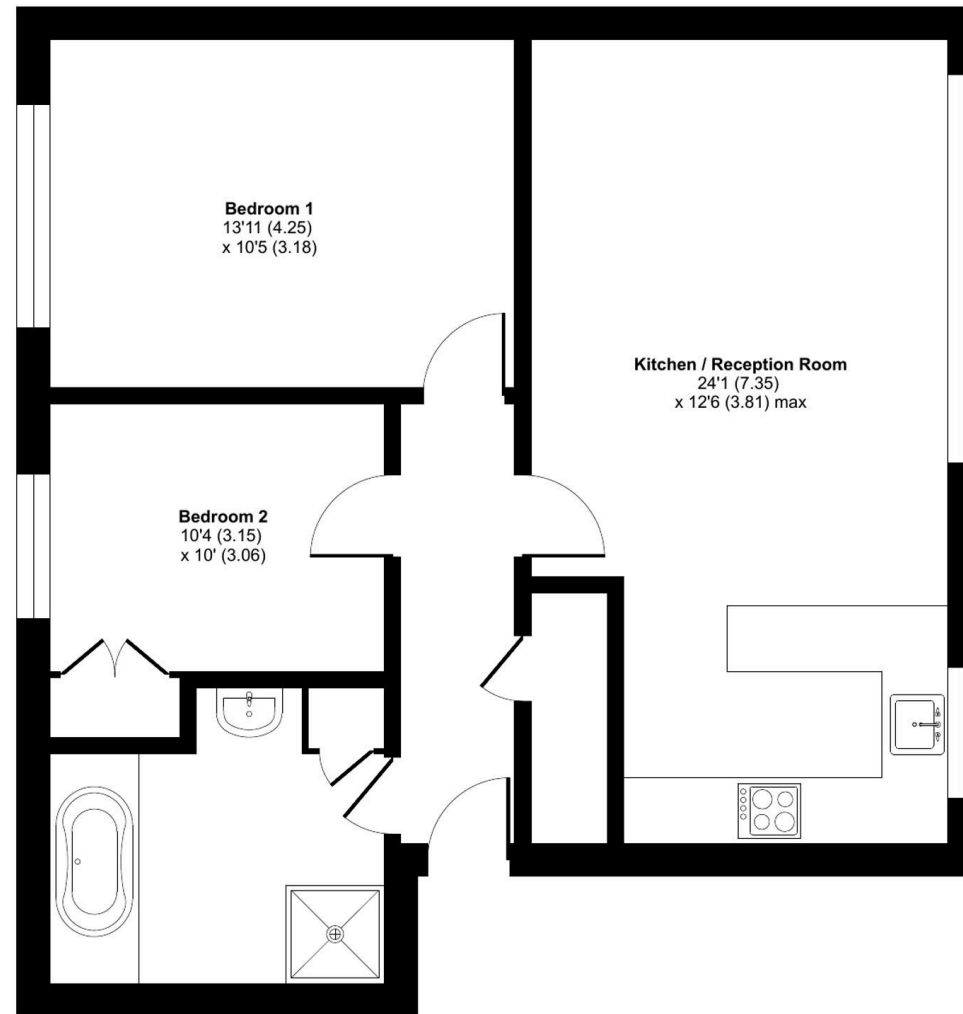
The property is conveniently located within easy reach of local shops, amenities, and transport links, making it ideal for commuters and those seeking everyday convenience. Nearby Whyteleafe and Upper Warlingham stations provide regular services into Central London, while a selection of parks and open green spaces can be found close by, offering excellent opportunities for leisure and outdoor enjoyment. The area is also well served by reputable schools and local facilities.



Gladeside Court, Succombs Hill, Warlingham, CR6

Approximate Area = 692 sq ft / 64.2 sq m

For identification only - Not to scale



SECOND FLOOR



Park & Bailey Warlingham

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