



James Chiltern
Estate Agents



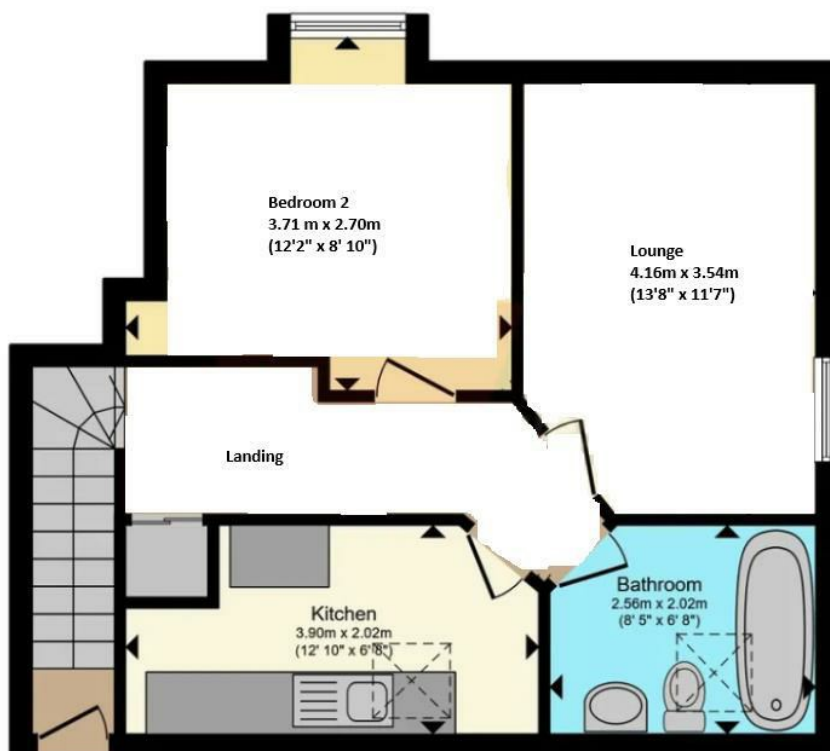
Flat 3, 57 Brighton Road, Purley, CR8 2LR

Guide Price £195,000

- Top-floor Conversion Flat
- Recently Redecorated
- Close Proximity to Purley Train Station
- Brand New Vaillant Combination Boiler Newly Fitted
- One Double Bedroom & Modern Bathroom
- Off-Street Parking
- 153-Year Lease
- Contemporary Separate Fitted Kitchen
- Close to Shops & Other Local Amenities
- Chain-Free

182 London Road, Croydon, Surrey, CR0 2TE
0208 681 8133

lettings@jameschiltern.com
www.jameschiltern.com



Total floor area 44.7 m² (481 sq.ft.) approx

Directions

Viewings

Viewings by arrangement only. Call 0208 681 8133 to make an appointment.

Council Tax Band

C

EPC Rating:

D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	58	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC