



**LIVERMORES**  
THE ESTATE AGENTS

2 Bedrooms

Flat

Located in Crayford

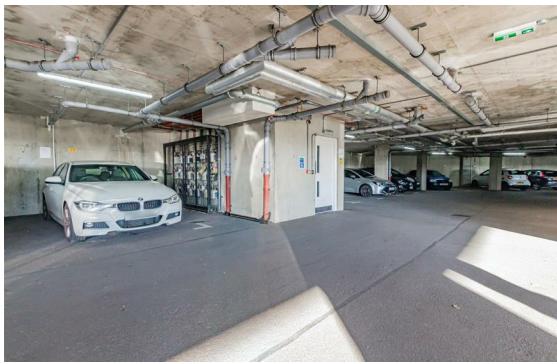
£260,000



crayford@livermores.co.uk

[www.livermores.co.uk](http://www.livermores.co.uk)

01322 550777



\*\* GUIDE PRICE £260,000 TO £270,000 \*\* Located on the second floor of the desirable Marshalls Court development in Crayford, Kent, this delightful property is perfect for first-time buyers seeking a comfortable and convenient home.

The flat features a well-proportioned reception room that offers far-reaching views, creating a bright and welcoming atmosphere. With two inviting bedrooms, there is ample space for rest. The bathroom is thoughtfully designed, with the main bedroom benefiting from an en-suite shower room.

One of the standout features of this property is the gated, allocated parking space, providing peace of mind and convenience for residents. The location is ideal, with easy access to local amenities and transport links, making it a practical choice for those commuting.

This flat presents an excellent opportunity for anyone looking to step onto the property ladder. Don't miss the chance to make this lovely flat your new home.

## Energy Efficiency Rating: B

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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126 Crayford Road  
Crayford  
Kent  
DA1 4ES

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