



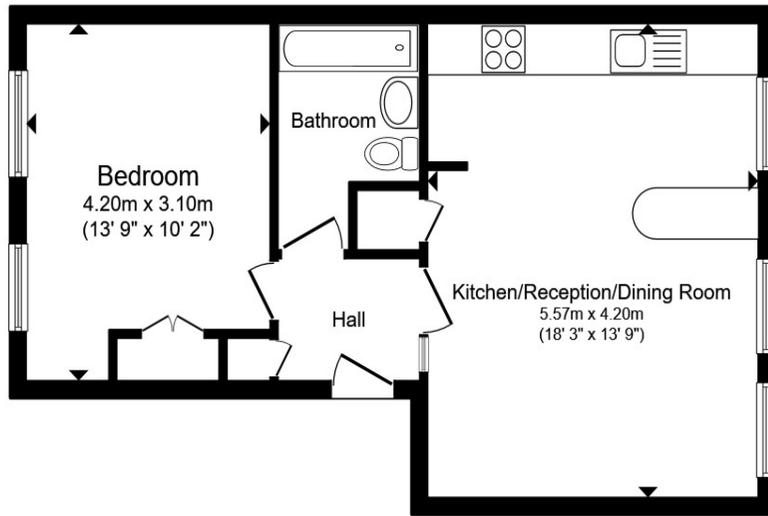
barnard marcus

Woodpecker Mount Pixton Way, Croydon CR0 9JA

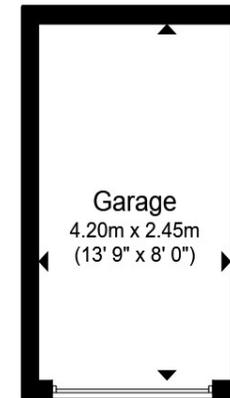
welcome to
Woodpecker Mount Pixton Way, Croydon

Ideal First-Time Buy: Modern One-Bedroom Apartment with Superb Access to Croydon Stations!





Floor Plan



Garage

Total floor area 55.1 m² (593 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



A beautifully presented and exceptionally bright one-bedroom apartment, set within a well-maintained and highly convenient Croydon development perfect for first-time buyers, professionals, or investors.

This stylish home offers a generous open plan kitchen, living and dining area designed for modern living. The newly fitted contemporary kitchen features sleek cabinetry, integrated appliances, and a breakfast bar, creating an ideal space for entertaining or relaxing.

The double bedroom is well-proportioned and peaceful, complemented by a modern, timeless bathroom. A useful storage cupboard provides additional space for clothing or everyday items. The property has been carefully maintained throughout and is ready to move straight into.

Further benefits include gas central heating, double glazing and a well-kept communal setting.

A standout feature is the private garage, offering secure parking or extra storage.

The development also offers free parking, ideal for visitors a rare advantage in this location.

Ideally situated for commuters, the apartment offers easy access to East Croydon, South Croydon and West Croydon stations, providing fast and direct links into Central London. Local shops, cafés and amenities are all nearby.

welcome to

Woodpecker Mount Pixton Way, Croydon

- Garage
- Free parking
- New kitchen
- No ground rent
- Long lease

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1870.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 200 years from 29 Sep 2001. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£200,000



Please note the marker reflects the postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/SCS109928](https://www.barnardmarcus.co.uk/Property/SCS109928)



Property Ref:
SCS109928 - 0011

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