



TO LET: £1,225 PCM
FLAT 4, 109A, SOUTH END, CROYDON CR0 1BG



**VIEW & MOVE IN FROM
3rd AUGUST, 2026**



Upper floor 1 bedroom Flat in South Croydon at £1,225 pcm - Unfurnished Tenancy

IDEALLY SUITABLE FOR THE SINGLE PROFESSIONAL - OFFERING EXCELLENT VALUE IS THIS MODERN STYLISH SECOND FLOOR UNFURNISHED ONE BEDROOM CONVERTED FLAT WITH BRIGHT ACCOMMODATION & BEING POSITIONED WITHIN A 'STONES THROW' OF AMENITIES & SHOPPING CENTRE

Available to view now & move in from 3RD August, 2026

Ideally suitable for the single professional tenant.

A WELL PRESENTED upper floor (2nd) unfurnished one bedroom flat positioned in the very heart of South Croydon for local shops, restaurants, night-life & railway station

IDEALLY LOCATED being within a few minutes normal walk of bus routes, shops, restaurants and South Croydon railway station.

ACCOMMODATION:

COMMUNAL ENTRANCE: Glazed door to side into spacious entrance vestibule, entry-phone system, ornamental door to spacious bin store, staircase to:

SECOND FLOOR LANDING: Double glazed window to rear, door to:

LONG COMMUNAL HALLWAY AREA: Double glazed window front, fitted carpet.

FLAT ENTRANCE: Into long hallway, entry-phone receiver, fitted carpet.

OPEN-PLAN RECEPTION ROOM: Double glazed window to front, fitted carpet, double radiator, wall mounted heating thermostat, open-plan to:

FITTED KITCHEN AREA: Modern fittings comp. matching eye and base level units with worktops, drawers, FITTED ELECTRIC OVEN & HOB WITH EXTRACTOR HOOD OVER, triple spot light fitting, stainless steel single drainer sink unit with mixer taps, fitted pull out wire storage rack, FITTED AUTOMATIC WASHING MACHINE & FRIDGE.

BEDROOM: Double glazed window to front, double radiator, door to cupboard housing water & heating boiler

SHOWER ROOM: Electronically controlled fully tiled shower cubicle with double screen doors, pedestal wash hand basin with tiled splash back, low level w.c., heated towel rail, extractor fan.

EPC: Band 'D'

Council Tax: Band 'B'

N.B. No parking with this flat – Bays in the Road & locality that you would need to apply to Croydon Council to purchase an annual parking permit.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	64	64
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC 		

THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.