

Paul Meakin
ESTATE AGENTS

Approximate total area⁽¹⁾
460.98 ft²
42.83 m²

(1) Excluding balconies and terraces

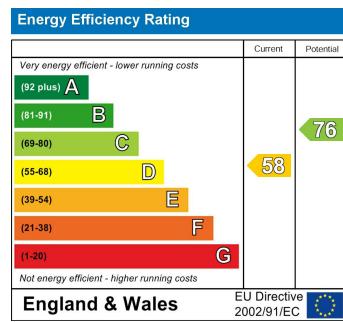
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



EST 1973
Paul Meakin
ESTATE AGENTS

£225,000 Pennycroft, Croydon, CR0 9LL



TAX BAND: B

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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 are advised to recheck the measurements

Welcome to the market is this extremely well presented and spacious one double bedroom purpose built top floor flat which is situated within a cul de sac location on a quiet development over looking green space and being conveniently located for the 64 bus service to surrounding areas. Internally the property benefits from a refitted kitchen and bathroom, good sized living room, double bedroom, double glazed windows throughout and garage en bloc. This property is CHAIN FREE so call now to avoid disappointment. Croydon council tax band B/ Epc rating D/ Share of freehold 989 years remaining/ Service charge £1447.20.

Entrance Hall

Living Room

14'0 x 11'0 (4.27m x
3.35m)

Kitchen

10'11 x 6'5 (3.33m x
1.96m)

Bedroom

10'1 x 13'7 (3.07m x
4.14m)

Bathroom

Garage en bloc

VIEWING NOTES:

