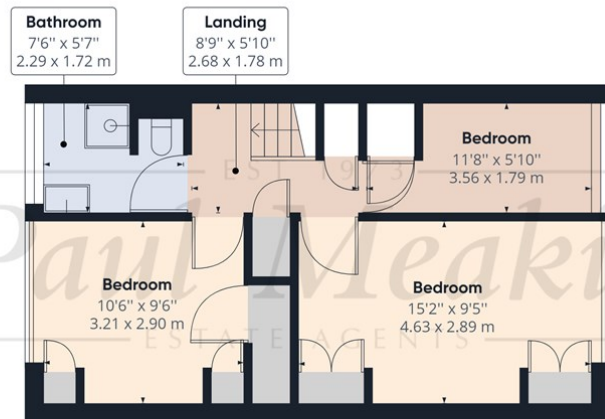




Ground Floor Building 1



Floor 1 Building 1



Approximate total area⁽¹⁾

907.98 ft²
 84.35 m²

Reduced headroom

15.79 ft²
 1.47 m²

(1) Excluding balconies and terraces

Reduced headroom (below 1.5m/4.92ft)

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 £410,000 Markfield, Croydon, CR0 9HW
 ESTATE AGENTS

- Off street parking via driveway
- Large garden
- Another Property Entrusted To Paul Meakin
- Refitted kitchen
- Gas central heating

We are delighted to welcome to the market this three bedroom mid terraced family home which is nestled away nicely within a cul de sac location and benefits from off street parking, downstairs cloakroom, refitted kitchen and shower room, larger than average rear garden, gas central heating via radiator and double glazed windows throughout. This property is within walking distance to surrounding woodland walks, frequent bus services to The Interchange and local areas, Courtwood Primary school and amenities.



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	83
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

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

ENTRANCE HALL

DOWNSTAIRS W.C
5'0" x 5'9" (1.52 x 1.75)

LOUNGE
17'7" x 15'7" (5.36 x 4.75)

DINING ROOM
10'6" x 9'3" (3.2 x 2.82)

KITCHEN
13'5" x 6'0" (4.09 x 1.83)

LANDING

BEDROOM
11'8" x 5'10" (3.56 x 1.78)

BEDROOM
15'2" x 9'5" (4.62 x 2.87)

BEDROOM
10'6" x 9'6" (3.2 x 2.9)

SHOWER ROOM

GARDEN

GARAGE

OFF STREET PARKING

