



16 Upper Grove

South Norwood London SE25 6JX

Leasehold

£270,000



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Situation

A bright and airy first floor flat in a period residence situated within easy reach of transport links with both Norwood Junction and Selhurst Station nearby providing direct lines to London Bridge, London Victoria and Central Croydon.

Location/Directions

For Sat Nav use SE25 6JX

To Be Sold

A truly amazing and fully refurbished first floor apartment which offers deceptively spacious living accommodation. The light and airy feel provides a genuine feeling of 'space' and, accompanied with the thoughtfully planned modernisation, this property is ready to move into immediately and is highly recommended for an internal viewing. There is a security intercom system in operation and the property is available with NO ONWARD CHAIN.

Entrance Lobby

Stairs to first floor, door to;

Entrance Hall

Large built-in storage cupboard, doors to kitchen and sitting room,

Kitchen

Front aspect double glazed window, newly fitted modern shaker style kitchen with eye and base level units, white marble effect laminate work

surface, with integrated stainless steel sink, drainer and mixer tap, low level integrated single oven with electric wipe clean hob and extractor over, tiled splashback, laminate wood effect flooring,

Lounge

Front aspect double glazed bay window, built-in storage cupboard, attractive fireplace (display purposes only) door to;

Bedroom

Rear aspect double glazed window door to;

Bathroom

Side aspect frosted double glazed window, low level close coupled w.c, cupboard housing boiler, wall mounted shower controls, partial wall with access to bathroom area with bath with with mixer tap and power shower above with hand held attachment and ceiling drencher, fully tiled walls, heated ladder towel rail, wash hand basin with mixer tap and storage below, laminate effect wood flooring.

Outside

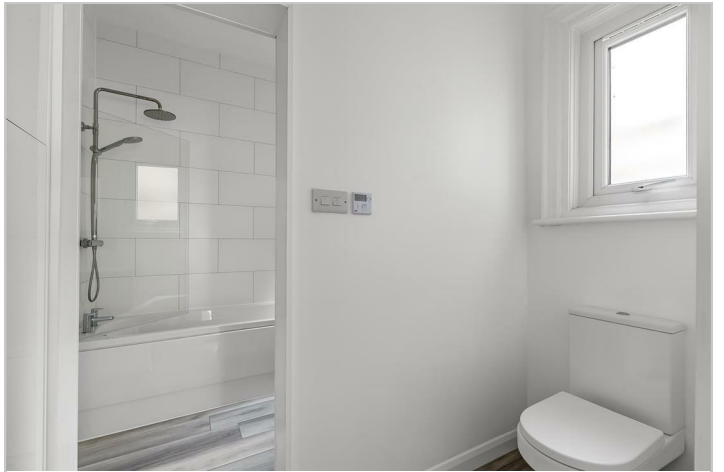
Use of communal garden.

Note

The service charge is £2,007.50 per annum

London Borough of Croydon Council Tax Band C

Tel: 01883 712261



Road Map



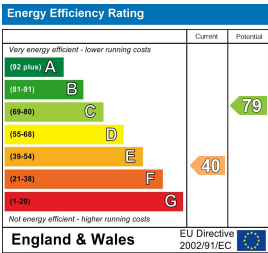
Floor Plan



Viewing

Please contact our Payne & Co. Office on 01883 712261 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.