



HUNTERS[®]
HERE TO GET *you* THERE

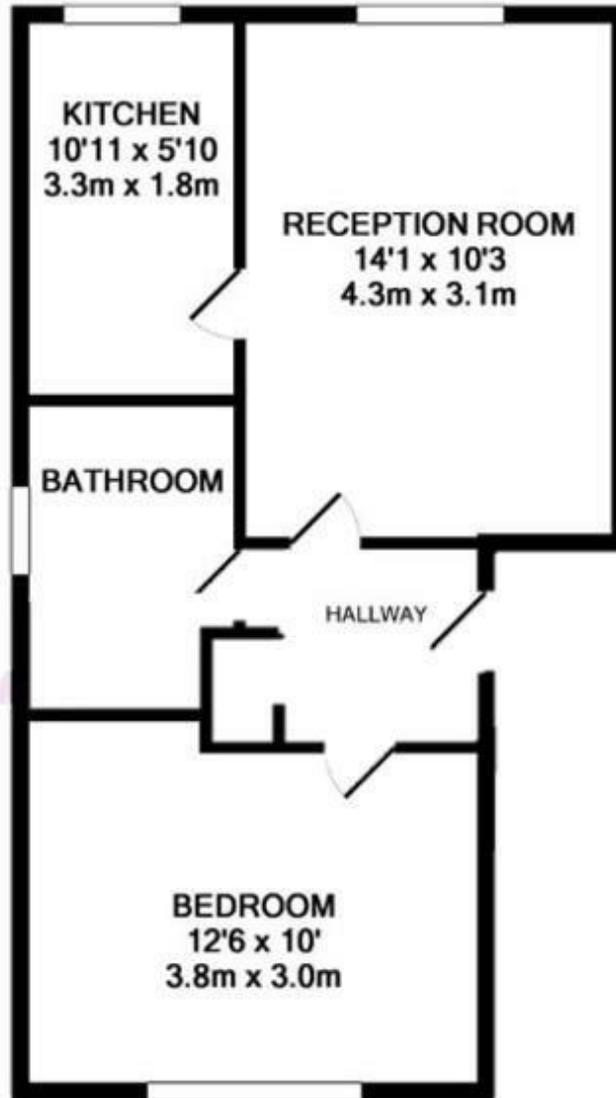
210 Mullards Close, Mitcham, CR4 4FF

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£230,000

Hunters are delighted to offer this very well presented, one bedroom, first floor, purpose built flat with parking and long lease. Mullards Close is a highly desirable and well kept development, Hackbridge station and shops are within easy reach.

Hunters Carshalton 92 High Street, Carshalton, Surrey SM5 3AE | 020 8669 1231
carshalton@hunters.com | www.hunters.com



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		70	80
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Material Information

Tenure - Leasehold

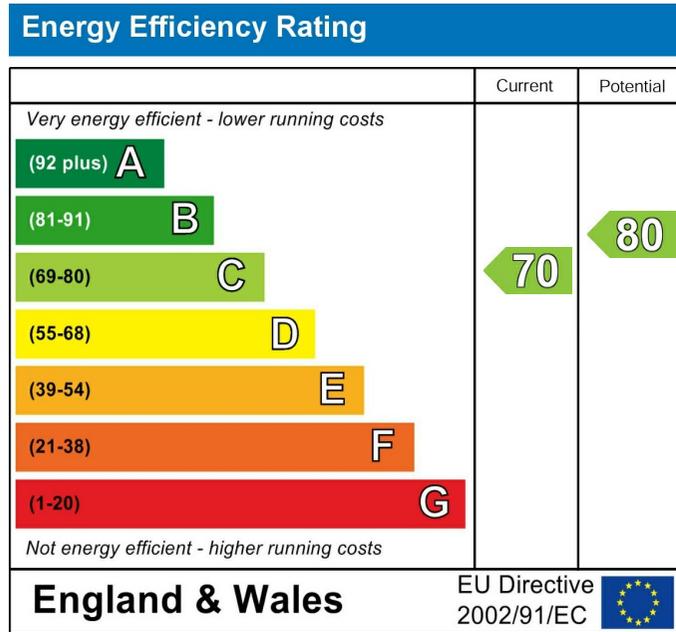
Years remaining on lease - 160

Annual Service Charge - £1332

Ground Rent - £200 per annum

Council Tax Band B - £1684.80

The vendor of this property is an estate agent within the meaning of the Estate Agent Act and a declaration to that effect is hereby made in accordance with section 21 of the act.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.







