



Shade Apartments Beech Avenue, SOUTH CROYDON CR2 0NN

welcome to

Shade Apartments Beech Avenue, SOUTH CROYDON

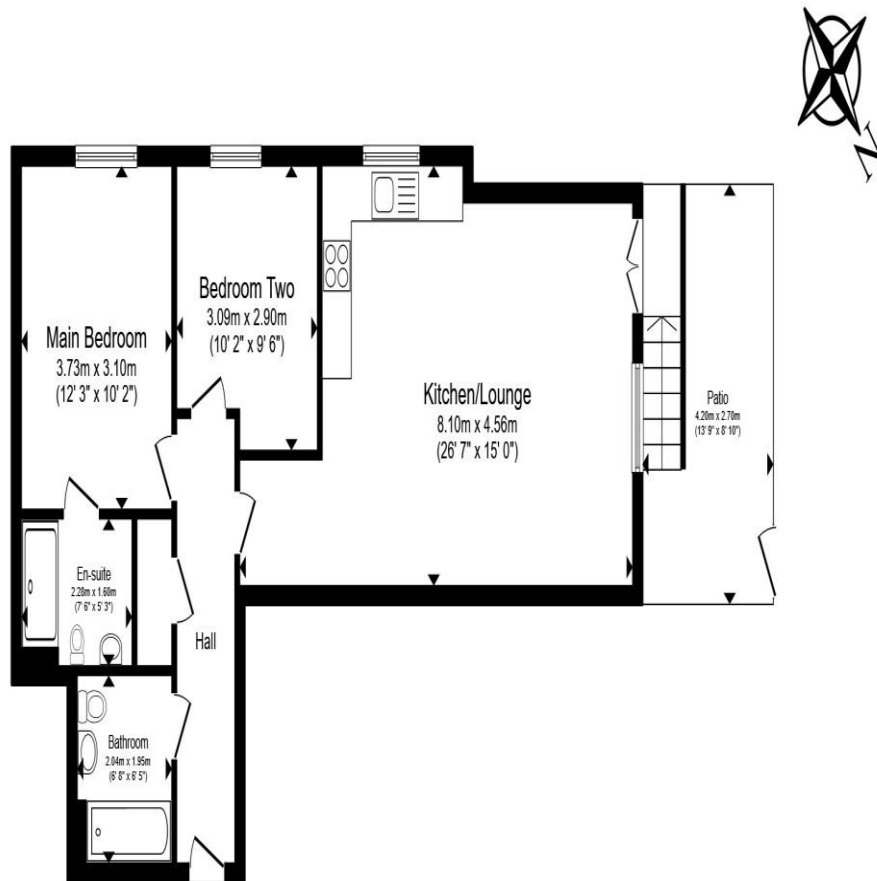
Bright & modern ground floor apartment with private patio and allocated parking.

This well-presented first floor flat offers comfortable and practical living throughout. The property features two generously sized double bedrooms, ideal for professionals, couples, or small families. A bright and airy lounge opens directly onto a private balcony, creating a pleasant space to relax or entertain while enjoying an abundance of natural light.

The separate eat-in kitchen provides ample room for dining and is well-suited for everyday living. A spacious bathroom and excellent built-in storage further enhance the functionality of the home.

The property also benefits from the added convenience of an off-street parking space.





Floor Plan

Total floor area 66.8 m² (719 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Situated on Mayfield Road, the flat enjoys a highly desirable residential setting known for its quiet, tree-lined surroundings and strong community feel. The area offers excellent access to local amenities, including a range of shops, cafés, and supermarkets, while nearby green spaces provide opportunities for outdoor leisure and relaxation. Well-regarded schools are within easy reach, making the location particularly appealing for families. Transport links are also a key advantage, with nearby Sanderstead & Purley Oaks train stations offering regular services into Central London, making commuting straightforward and efficient. Overall, this location strikes an ideal balance between suburban tranquillity and city connectivity.

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- Ground Floor Apartment - Built in 2021
- Two Double Bedrooms
- Two Bathrooms (One En-suite)
- Open Plan Kitchen/Living
- Private Patio

Tenure: Leasehold EPC Rating: B

Council Tax Band: D Service Charge: 1107.00

Ground Rent: 415.00

This is a Leasehold property with details as follows; Term of Lease 118 years from 31 Dec 2025. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£375,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/SAN107957



Property Ref:
SAN107957 - 0005

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