

Vantage Point | South Croydon, CR2



£265,000
Leasehold

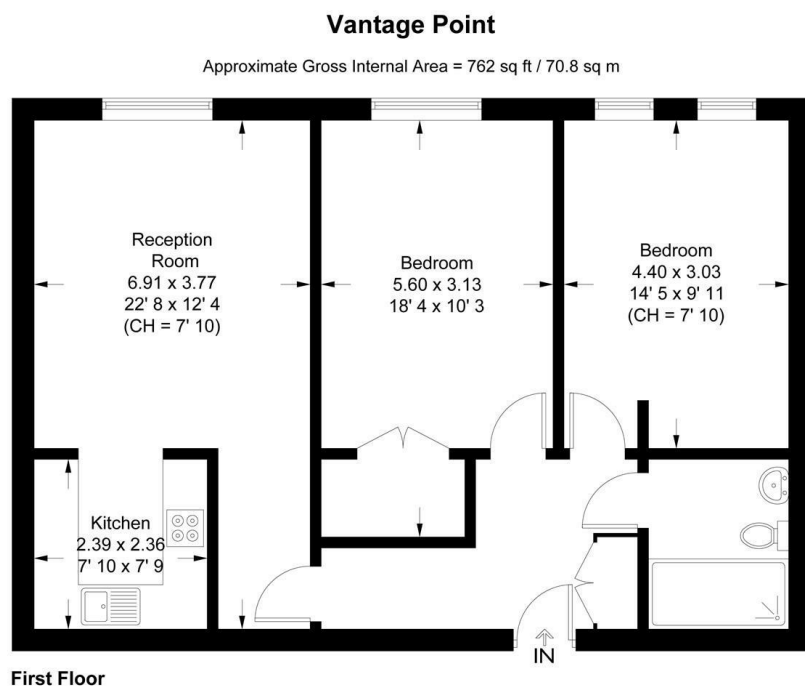
- Chain free • 2 bedroom apartment • Ground floor • Secure development • Close to Sanderstead station • Off street parking permit available on application

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Eden Harper are delighted to present this well proportioned two bedroom apartment on the ground floor of a purpose built apartment block, situated in the leafy commuter suburb of Sanderstead. The property is comprised of large reception room, that could house a dining or small home office area and leads to a fully functional kitchen. There are two spacious double bedrooms, with large fitted storage in the principal room. The bathroom is bright and tiled with shower over bath. Sanderstead station is within spitting distance across the street, which has transport links to central London to the north and Gatwick Airport to the south. Bustling Croydon town centre is also a short distance away complete with shopping centre and restaurants.

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £260,000



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

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

These particulars are designed to provide a guideline only and cannot be relied upon as a statement of fact. The description represents the opinion of the author and is not intended to provide false or misleading information. Any prospective purchaser should make further checks on its accuracy. All measurements are approximate and floorplans are for representation only.



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