



Asking Price Of £399,950 Freehold

For Sale

Rental Yield: 3.75%

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Accuracy: Whilst we endeavour to make our sales details accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so, particularly if contemplating travelling some distance to view the property. Sonic / laser Tape: All measurements have been taken using a sonic / laser tape measure and therefore, may be subject to a small margin of error. Services Not tested: The mention of any appliances and/or services within these Sales Particulars does not imply they are in full and efficient working order. All Measurements: All Measurements are Approximate: Mortgage & Financial Advice: The Martin & Co mortgage service is provided by London & Country Mortgages the UK's largest Independent Fee-Free mortgage broker of Beazer House, Lower Bristol Road, Bath, BA2 3BA. Authorised and regulated by the Financial Conduct Authority. Their FCA number is 143002. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full written quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18.

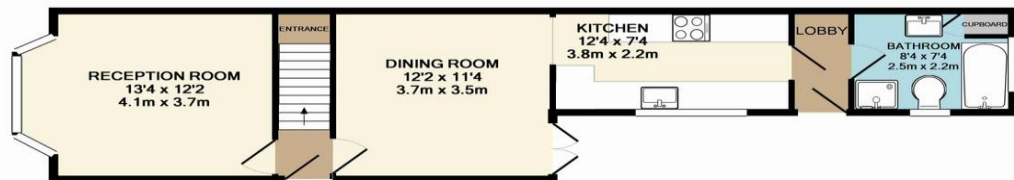
Asking Price Of **£399,950** Freehold

3 Bedroom Semi-Detached House

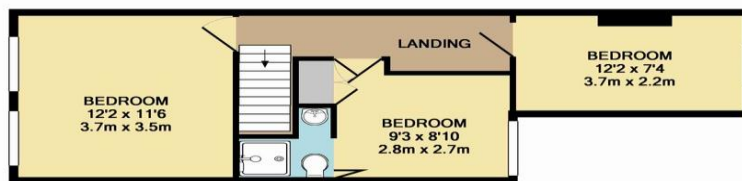
OPEN DAY SATURDAY 5TH SEPTEMBER, 2015 - RING NOW TO RESERVE YOUR VIEWING TIME!! A Well Presented, Three Bedroom, Semi-Detached Period House In A Highly Popular Residential Road Close to South Croydon Station. With Two Receptions, Spacious Kitchen, Bathroom, En-suite Shower Room, Off-Street Parking For One (Small) Vehicle And Rear Garden. Offered Chain Free.

Agents note: Photographs taken before current let commenced. Buyers are advised that there is a rail line at the rear of the garden, but this should not put you off seeing this amazing property.

- Period Semi-Detached House
- Three Bedrooms
- Two Receptions
- Bathroom
- En-suite Shower Room
- Fitted Kitchen
- Gas Central Heating
- Rear Garden



GROUND FLOOR
APPROX. FLOOR
AREA 502 SQ.FT.
(46.7 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 399 SQ.FT.
(37.1 SQ.M.)

TOTAL APPROX. FLOOR AREA 902 SQ.FT. (83.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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