



Guide Price
£400,000

Freehold

2x  2x  3x 

**Sussex Road, South
Croydon, Surrey, CR2**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- Beautifully presented Victorian end of terrace home
- Bonus study downstairs currently used as third bedroom
- Modernised and lovingly updated
- Outbuilding in rear garden, ideal home office/gym
- Sought after location and in close proximity to 3 stations

Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 11'9 x 11'2 (3.58m x 3.41m)

Dining Room: 12'9 x 11'1 (3.89m x 3.38m)

Kitchen: 14'8 x 7'1 (4.47m x 2.16m)

Study/Bedroom 3: 7'1 x 6'6 (2.16m x 1.98m)

Bathroom

FIRST FLOOR

Landing

Bedroom 1: 11'2 x 10'0 (3.41m x 3.05m)

Jack & Jill En-Suite

Bedroom 2: 11'1 x 9'9 (3.38m x 2.97m)

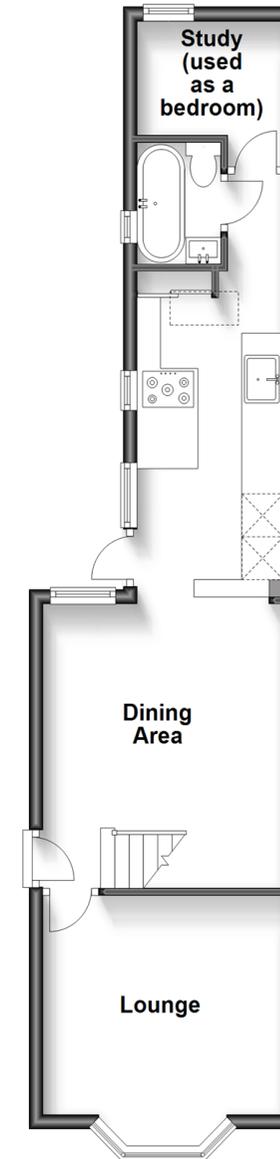
OUTSIDE

Rear Garden

Out Building

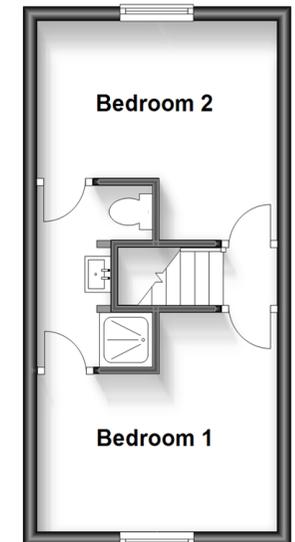
Ground Floor

Approx. 41.7 sq. metres (449.1 sq. feet)



First Floor

Approx. 24.7 sq. metres (265.5 sq. feet)



Call Purley - 020 8660 8882 ■ cubittandwest.co.uk

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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