



Price

£255,000

Leasehold

2x  1x  1x 

**Walker House, Partridge
Knoll, Purley, Surrey,
CR8**

cubitt & west
Helping you move forwards



Main features

- Ground floor apartment in modern block
- Good transport links and local amenities
- Chain free
- Walking distance to schools for all ages
- Ideal first time buy or investment property



Nearest Schools

Primary Schools: Harris Primary 0.4 miles, Beaumont Primary 0.6 miles, Christ Church CofE Primary (Purley) 0.7 miles
 Secondary Schools: Thomas More Catholic School 0.8 miles, Riddlesdown Collegiate 1.0 miles, Tudor Lodge School 1.1 miles



Transport Information

Train Stations: Purley 0.3 miles, Riddlesdown 0.4 miles, Reedham 0.5 miles

Accommodation

GROUND FLOOR

Entrance Hall

Kitchen/Living Area: 21'7 x 15'5 (6.58m x 4.70m)

Balcony

Bedroom 1: 13'1 x 10'4 (3.99m x 3.15m)

Bedroom 2: 15'6 x 13'9 (4.73m x 4.19m)

Bathroom: 8'5 x 6'3 (2.57m x 1.91m)

OUTSIDE

Communal Grounds

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
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details



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