



Price
£260,000

Leasehold

2x 🛏️ 2x 🚿 1x 🚗

**Peregrine Gardens,
Shirley, Croydon,
Surrey, CR0**

cubitt & west
Helping you move forwards



Main features

- Fantastic ground floor retirement flat in the heart of Shirley
- Spacious lounge with a separate kitchen
- Garage en-bloc and residents' parking
- Communal lounge and garden
- House Manager and laundry room
- Walking distance to bus routes

Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 15'9 x 14'3 (4.80m x 4.35m)

Kitchen: 11'11 x 6'0 (3.63m x 1.83m)

Bedroom 1: 12'9 x 10'5 (3.89m x 3.18m)

En-Suite Shower Room

Bedroom 2: 8'11 x 8'6 (2.72m x 2.59m)

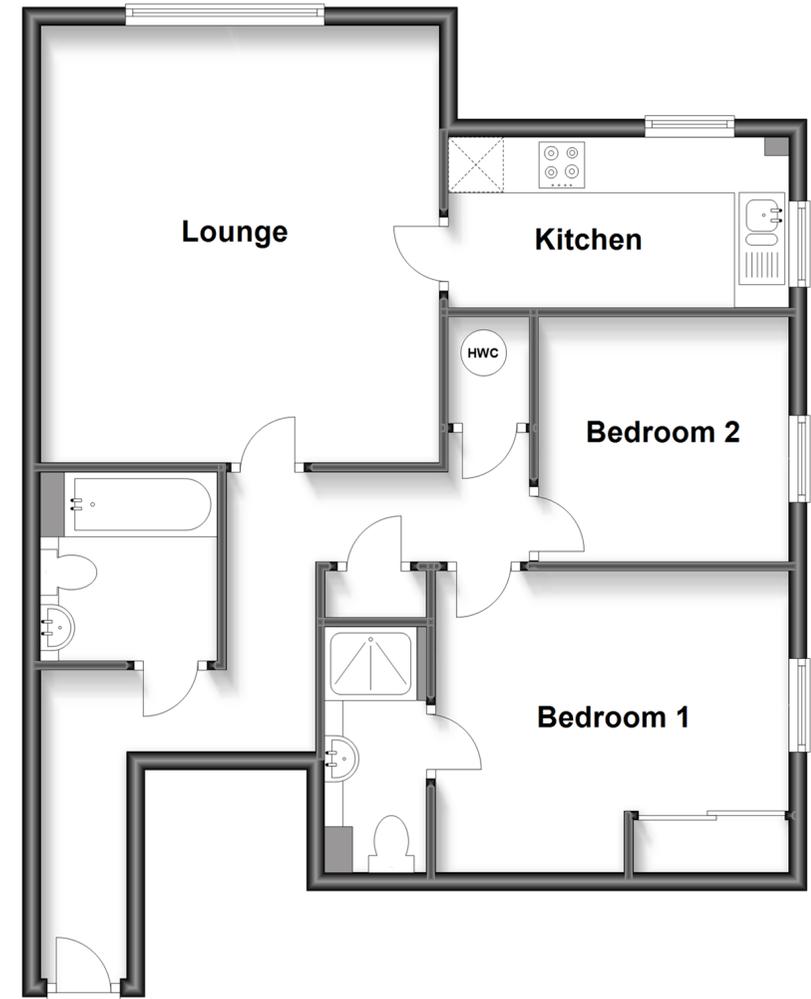
Bathroom

OUTSIDE

Garage En-Bloc
Residents' Parking

Ground Floor

Approx. 69.1 sq. metres (743.2 sq. feet)



Call Shirley - 020 8654 3037 ■ 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



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