

Guide Price
£350,000

Leasehold

2x  1x  1x 

**Rutherford Close,
Sutton, Surrey, SM2**

OVER 60?

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



Video Tour available

cubitt & west
Helping you move forwards



Main features

- No onward chain to wait for
- Private garden with direct access
- Garage en-bloc
- Quiet cul-de-sac in the heart of South Sutton
- Walking distance from Sutton station & High Street

Accommodation

GROUND FLOOR

Porch

Entrance Hall

Lounge: 14'0 x 11'6 (4.27m x 3.51m)

Kitchen: 12'8 x 7'4 (3.86m x 2.24m)

Bedroom 1: 13'0 x 10'3 (3.97m x 3.13m)

Bedroom 2: 10'8 x 10'7 (3.25m x 3.23m)

Bathroom: 8'9 x 6'3 (2.67m x 1.91m)

OUTSIDE

Rear Garden

Garage En-Bloc

Ground Floor
Approx. 67.6 sq. metres (727.4 sq. feet)



Call Sutton - 020 8661 0330 ■ 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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