



Price

£325,000

Leasehold

2x  1x  1x 

Holly Court, Worcester
Road, Sutton, Surrey,
SM2

OVER 60?

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

cubitt & west
Helping you move forwards



Main features

- No onward chain to wait for
- Sought after South Sutton location
- Walking distance to Sutton station and town centre
- Refurbished and modern kitchen and bathroom
- Bright and spacious lounge

Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 19'0 x 10'9 (5.80m x 3.28m)

Kitchen: 14'4 x 8'8 (4.37m x 2.64m)

Bedroom 1: 13'4 x 9'10 (4.07m x 3.00m)

Bedroom 2: 13'4 x 8'2 (4.07m x 2.49m)

Bathroom

OUTSIDE

Garage

Communal Gardens

Ground Floor
Approx. 72.4 sq. metres (779.7 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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