



OVER 60?

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

Price

£370,000

Leasehold

2x  1x  1x 

**Raeburn House,
Brighton Road, Sutton,
Surrey, SM2**

cubitt&west
Helping you move forwards



Main features

- No onward chain to wait for
- Bright and spacious lounge/diner
- Benefits from a private balcony
- Walking distance to Sutton station
- Well located for good and outstanding schools
- Lift service and garage en-bloc
- Bonus of an en-suite shower room to bedroom 1

Accommodation

FOURTH FLOOR

Entrance Hall

Lounge Area: 17'7 x 13'6 (5.36m x 4.12m)

Dining Area: 10'1 x 7'4 (3.08m x 2.24m)

Balcony

Kitchen: 13'0 x 8'10 (3.97m x 2.69m)

Bedroom 1: 14'0 x 10'9 (4.27m x 3.28m)

En-Suite Shower Room

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

Bathroom

OUTSIDE

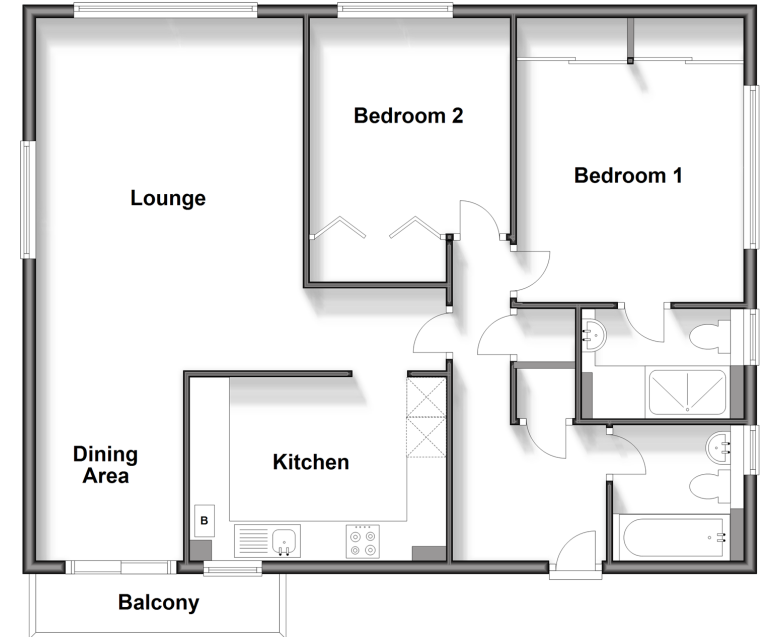
Garage En-Bloc

Communal Gardens

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.

Fourth Floor
Approx. 88.1 sq. metres (948.2 sq. feet)



22017617/20240408/CR/KV