



**OVER 60?**

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

**Price**

**£215,000**

**Leasehold**

1x  1x  1x 

**Chipstead Close, Sutton,  
Surrey, SM2**

**cubitt&west**  
Helping you move forwards





## Main features

- No onward chain to wait for
- Peaceful residential location
- Walking distance to Sutton Town Centre & Belmont Village
- Plenty of parking within the development
- Green spaces including Overton Park close by

## Accommodation

### FIRST FLOOR

Entrance Hall

Lounge: 15'9 x 8'6 (4.80m x 2.59m)

Kitchen: 7'6 x 5'10 (2.29m x 1.78m)

Bedroom: 12'6 x 8'6 (3.81m x 2.59m)

Bathroom

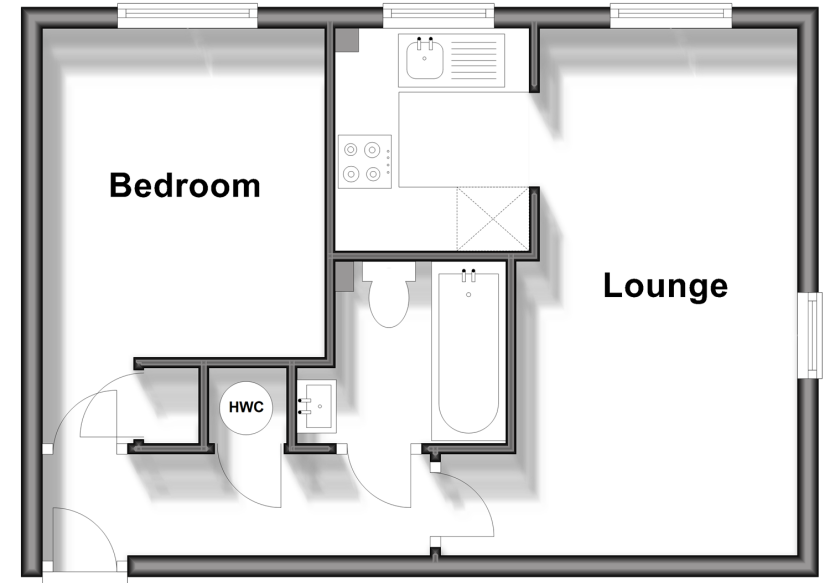
### OUTSIDE

Residents Parking

Communal Gardens

## First Floor

Approx. 35.2 sq. metres (378.5 sq. feet)



**Call Sutton - 020 8661 0330 ■ [cubittandwest.co.uk](http://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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