



**Price**

**£240,000**

**Leasehold**

1x  1x  1x 

**Elles House, Shotfield,  
Wallington, Surrey, SM6**

**cubitt&west**  
Helping you move forwards





## Main features

- Well Presented one bedroom retirement apartment in a town centre location
- Lifts with access to all floors
- 24 Hour on-site management
- Exclusively for over 70's
- Residents lounge and laundry room
- Parking and communal gardens

## Accommodation

### SECOND FLOOR

Entrance Hall

Living Room: 24'6 x 10'3 (7.47m x 3.13m)

Balcony

Kitchen : 10'4 x 7'7 (3.15m x 2.31m)

Bedroom : 21'6 x 10'1 (6.56m x 3.08m)

Wet Room: 9'1 x 6'9 (2.77m x 2.06m)

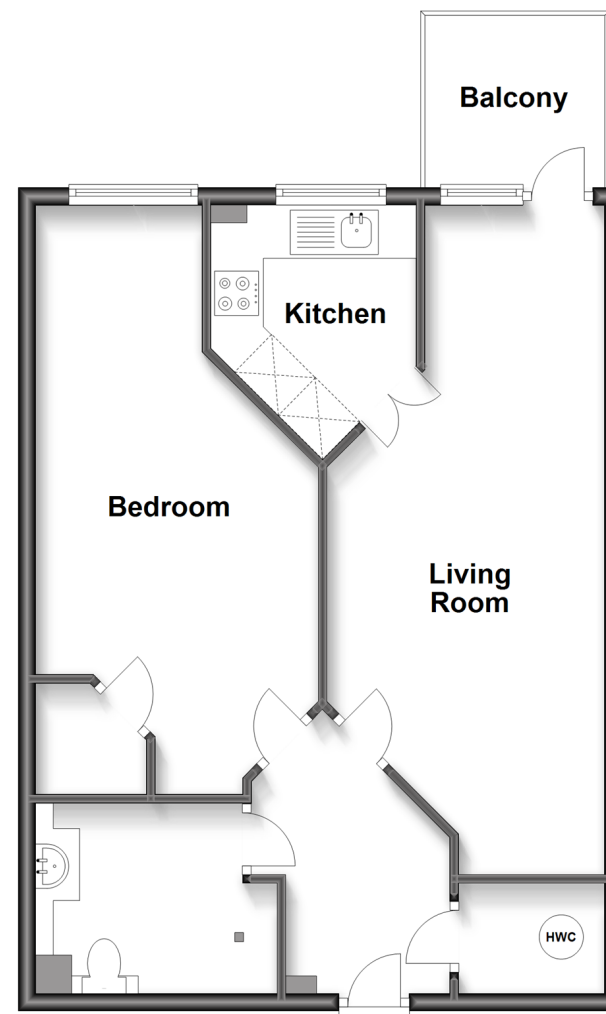
### OUTSIDE

Communal Gardens

Allocated Parking

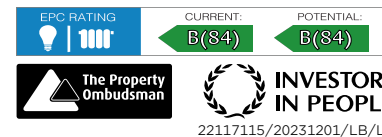
## Second Floor

Approx. 57.6 sq. metres (619.8 sq. feet)



**Call Wallington - 020 8647 0011 ■ [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



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