



**Price**

**£150,000**

**Leasehold**

2x  1x  1x 

**Roseneath Court,  
Greenwood Gardens,  
Caterham, Surrey, CR3**



**Video Tour available**

**cubitt&west**  
Helping you move forwards





## Main features

- Chain Free
- Ground floor retirement property with well kept grounds
- Communal laundry room & conservatory to enjoy
- Built in wardrobe to bedroom one
- Walking distance to transport links & shops

## Accommodation

### GROUND FLOOR

#### Entrance Hall

**Lounge/Dining Room:** 18'8 x 12'2  
(5.69m x 3.71m)

**Kitchen:** 9'3 x 5'8 (2.82m x 1.73m)

#### Bathroom

#### Separate WC

**Bedroom 1:** 10'1 x 9'6 (3.08m x 2.90m)

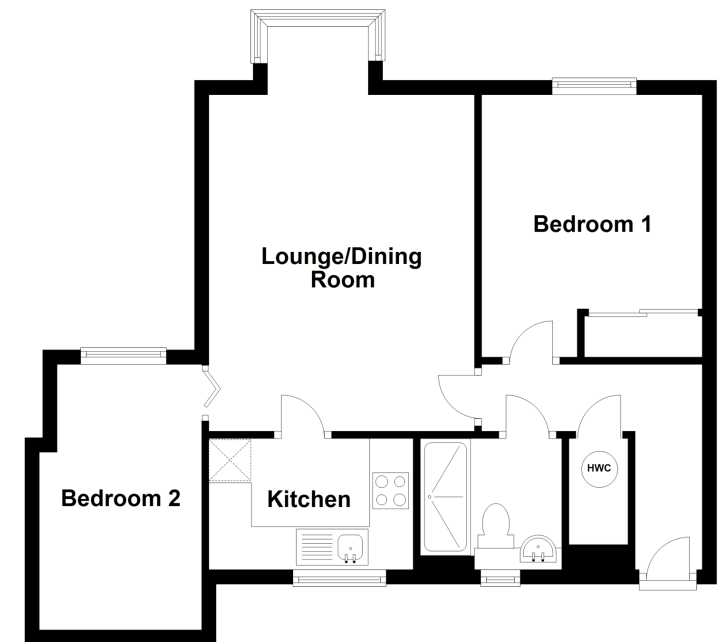
**Bedroom 2:** 12'8 x 7'2 (3.86m x 2.19m)

### EXTERIOR

#### Communal Gardens

### Ground Floor

Approx. 54.7 sq. metres (588.5 sq. feet)



**Call Caterham - 01883 331000 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- 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



24406944/20220411/HM/LP