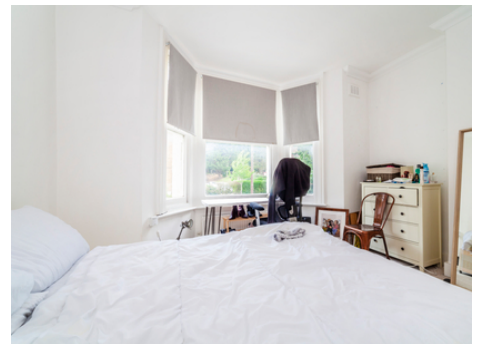


Truuli



Heathfield Road, Croydon, Surrey, CR0

£280,000 Leasehold

- Access to a shared garden
- Period conversion
- Share of freehold
- Two double bedrooms
- Good condition throughout
- Moments away from South Croydon Rail Station

2, Lansdowne Road, Croydon, Surrey, CR9 2ER

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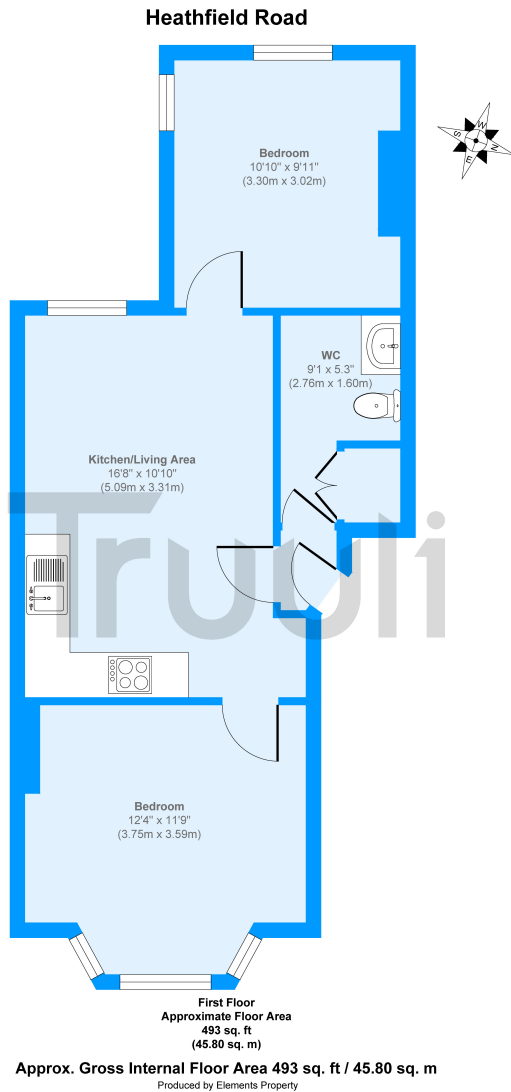
Heathfield Road, Croydon, Surrey, CR0

£280,000 Leasehold

This delightful two double bedroom period conversion located on Heathfield Road is moments away from South Croydon Rail Station and is offered to the market chain free.

Occupying the first floor of a converted Victorian house the property comprises of; two double bedrooms, a large open plan kitchen and living room, a modern bathroom and access to a communal garden.

Heathfield Road is approximately 0.2 miles away from South Croydon Station as well as within walking distance of South End which has an abundance of amenities for you daily requirements or social needs



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
<p><i>Very energy efficient - lower running costs</i></p> <p>(92 to 100) A</p> <p>(81 to 91) B</p> <p>(69 to 80) C</p> <p>(55 to 68) D</p> <p>(39 to 54) E</p> <p>(21 to 38) F</p> <p>(1 to 20) G</p> <p><i>Not energy efficient - higher running costs</i></p>			
	64		74
<p><i>Very environmentally friendly - lower CO₂ emissions</i></p> <p>(92 to 100) A</p> <p>(81 to 91) B</p> <p>(69 to 80) C</p> <p>(55 to 68) D</p> <p>(39 to 54) E</p> <p>(21 to 38) F</p> <p>(1 to 20) G</p> <p><i>Not environmentally friendly - higher CO₂ emissions</i></p>			
		65	
<p>England, Wales & N.Ireland</p> <p><small>EU Directive 2002/91/EC</small></p>		<p>England, Wales & N.Ireland</p> <p><small>EU Directive 2002/91/EC</small></p>	

