

Truuli



Queens Road, Croydon, Surrey, CR0

£400,000 Freehold

- Gated development
- Modern and stylish decor throughout
- Two double bedrooms
- Freehold
- Close to Whitehorse Road Recreation ground
- Spacious reception with dining area

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

Tel: 0330 043 0002

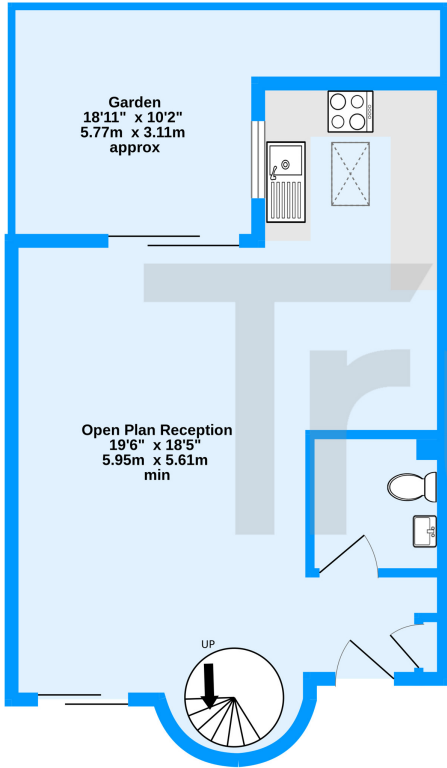
Email: save@truuli.co.uk Web: www.truuli.co.uk

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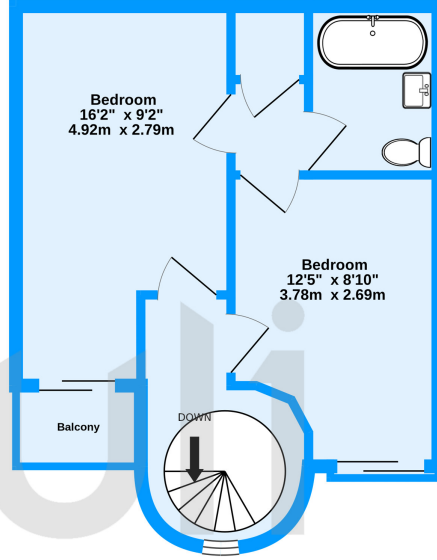
£400,000 Freehold

A lovely two double bedroom modern house located in a gated development on Queens Road.

Ground Floor
419 sq.ft. (38.9 sq.m.) approx.



1st Floor
354 sq.ft. (32.9 sq.m.) approx.



Canmore Court, Queens Road, Croydon, CR0

TOTAL FLOOR AREA: 773 sq.ft. (71.9 sq.m.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	78	84
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

