

Truuli



Cuthbert Road, Croydon, Surrey, CR0 3RB

£375,000 Freehold

- Two double bedrooms
- Right by Wandle Park
- Paved private garden, with side access
- Convenient location for a variety of transport options
- Chain free

Southbridge Place, Surrey, CR0 4HA

Tel: 0330 043 0002

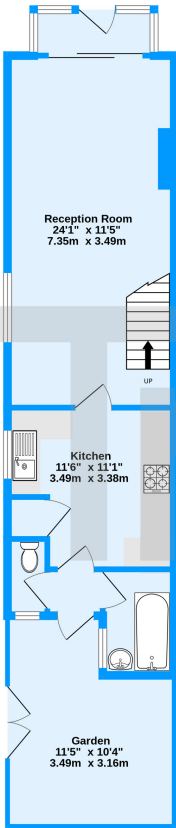
Email: save@truuli.co.uk Web: www.truuli.co.uk

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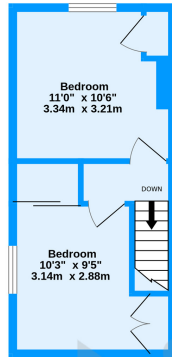
£375,000 Freehold

This two-bedroom house on Cuthbert Road in Croydon is offered to the market with no onward chain. Situated right by Wandle Park and the tram stop, this property provides an excellent opportunity for buyers to create their dream home.

Ground Floor
483 sq.ft. (44.8 sq.m.) approx.



1st Floor
258 sq.ft. (23.9 sq.m.) approx.



Cuthbert Road, Croydon, CR0

TOTAL FLOOR AREA: 740 sq.ft. (68.8 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+) A		
(81-91) B		82
(69-80) C		
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

