

Truuli



Princess Road, Croydon, Surrey, CR0 2QY

£450,000 Freehold

- Fully refurbished throughout
- End of terrace family home
- Kitchen diner with ample hosting space and garden views
- Transport links and town centre nearby
- Off street parking and generous garden

Southbridge Place, Croydon, Surrey, CR0 4HA

Tel: 0330 043 0002

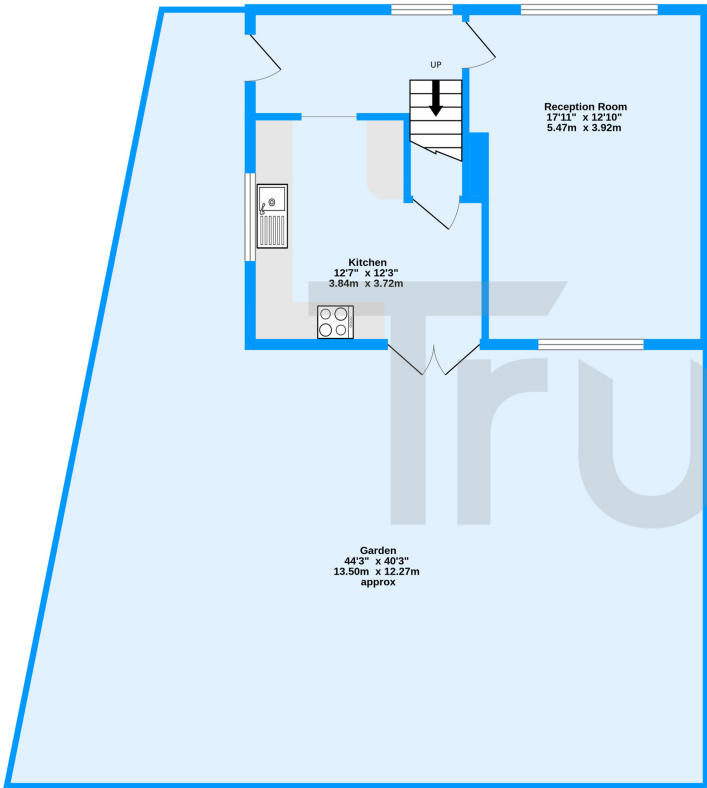
Email: save@truuli.co.uk Web: www.truuli.co.uk

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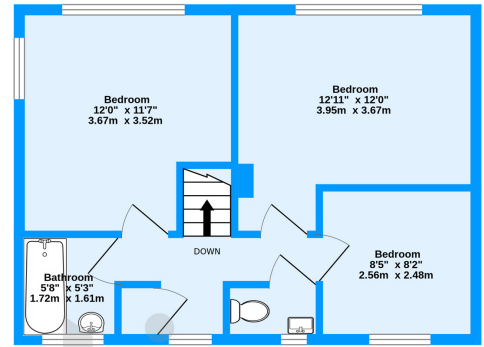
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Welcome to our lovely family home! Our home on Princess Road has been our family home since it was built in the 1950s. We were the first family to live in it and 5 generations of our family have made many happy memories in this home. It most certainly has some wonderful, warm and funny stories to tell. We have all moved on now, so it's time for the house to become home to a new family, and for that family to add to the memories that the house holds. The house is located close to transport links to London, including East and West Croydon Stations, Tramlink, and West Croydon Train Station, making access to London and beyond very convenient.

Ground Floor
437 sq.ft. (40.6 sq.m.) approx.



1st Floor
432 sq.ft. (40.1 sq.m.) approx.



Princess Road, Croydon, CR0
TOTAL FLOOR AREA : 868 sq.ft. (80.7 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		
(69-80)	C		
(55-68)	D	65	78
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

