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MARRIOTT VERNON
ESTATE AGENTS



12 Burway Close, South Croydon, CR2 7AY

Asking price £154,000





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** SHARED OWNERSHIP - 70% £154,000 **

Sought After Residential Location

Bright and Spacious Open Plan Reception/Kitchen

Allocated Parking

Long Lease

Stunning One Bedroom Second Floor Apartment

Stylish Interiors and Neutral Finish

Modern Bathroom

Communal Gardens and Bike Store

Close to Transport Links, Shops and Amenities

*** SHARED OWNERSHIP - 70% £154,000 ***

Marriott Vernon present to the market this beautifully presented one bedroom second floor apartment with allocated parking, communal bike store and gardens, and long lease, ideally situated in a sought after residential location close to South Croydon station and amenities. The property offers bright and spacious, well planned accommodation with stylish interiors and neutral finish throughout - a fantastic gem of a property in this wonderful leafy location. Features include an impressive open plan reception/kitchen, modern bathroom, ample inbuilt storage, and secure entry.

Accommodation comprises entrance hall with inbuilt storage, leading into the open plan dual aspect reception/kitchen with ample space for both relaxing and dining. The kitchen area comprises a modern range of matching white fronted wall and base units with work surfaces incorporating inset sink unit, gas hob with overhead extractor and electric oven below, and further space for appliances. There is a well sized double bedroom, plus a stylish bathroom with white three piece suite and elegant tiling.

The property is superbly located within easy access of South Croydon station, providing convenient links into East Croydon mainline station and the surrounding area. Regular bus routes also link nearby Croydon town centre with its array of shops and amenities, as well as leisure facilities including a cinema complex. The area is also well served by beautiful open spaces including Croham Hurst Woods and Lloyd Park.

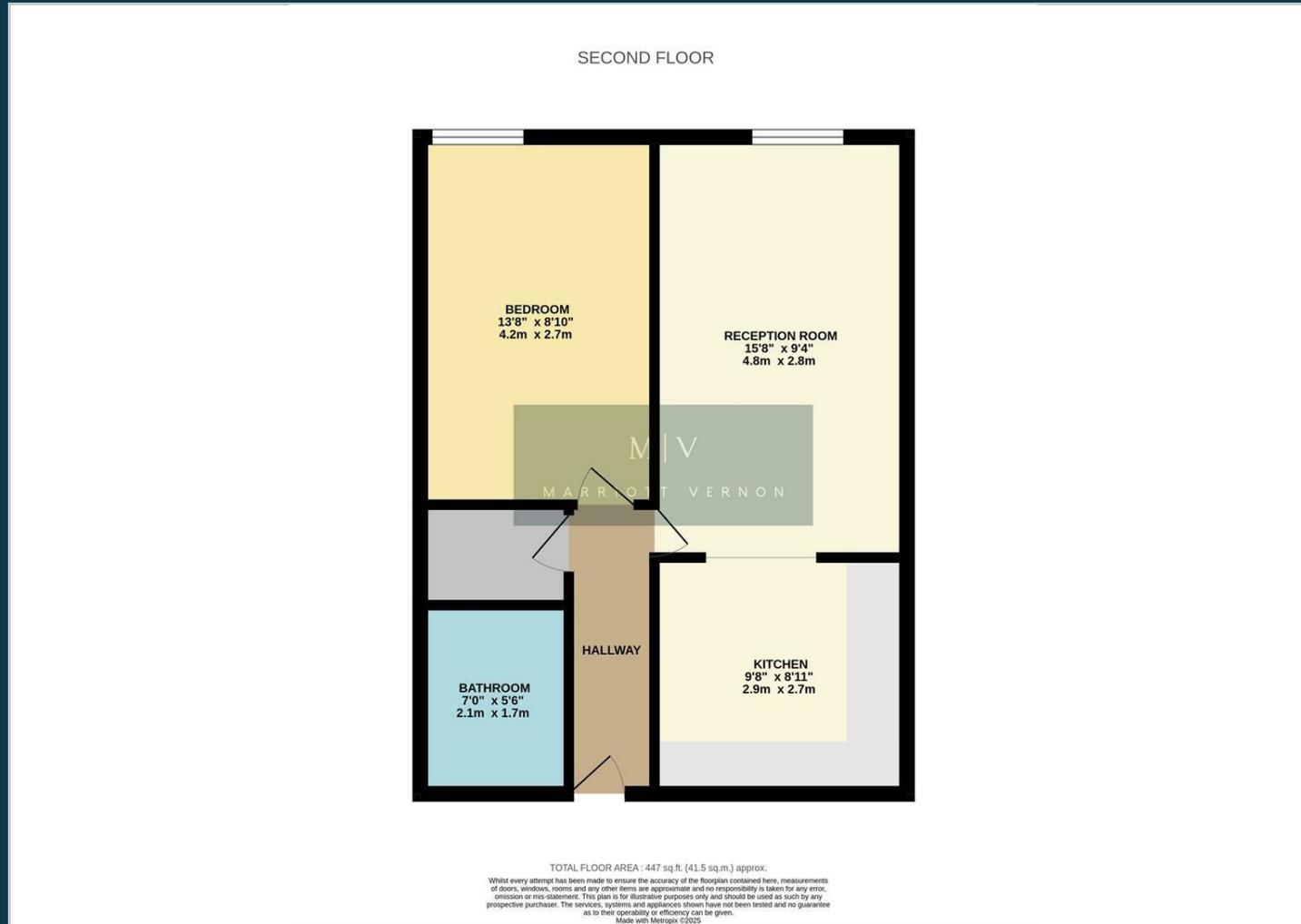
Viewings are highly recommended.



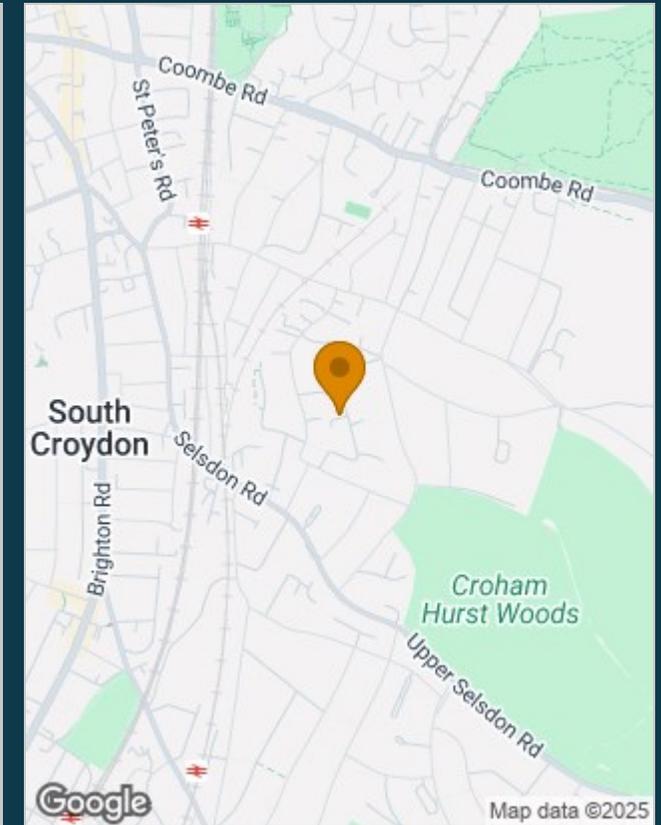




Floor Plans



Location Map



Viewing

Please contact our Marriott Vernon Estate Agents Office on 0208 657 7778 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	78	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.