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MARRIOTT VERNON

ESTATE AGENTS

36C Warham Road, South Croydon, CR2 6LA

£1,550 Per month





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Marriott Vernon present this furnished two bedroom second floor flat with access to a communal garden, ideally situated just a short walk from South Croydon station. The property offers bright and spacious accommodation, the perfect blend of comfort and convenience for a modern lifestyle. Features include an inviting reception room, separate well equipped kitchen, modern family bathroom, gas central heating and double glazing.

Accommodation comprises entrance hall leading into the generous reception room with ample space for relaxing, entertaining and dining. The separate kitchen comprises a range of wall and base units, there are two double bedrooms plus a spacious bathroom.

The property is superbly located within easy access of South Croydon station, providing convenient links into East Croydon mainline station, Central London and the surrounding area. Regular bus routes also service nearby Croydon town centre with its array of shops and amenities, as well as leisure facilities including a cinema complex. South Croydon is just a short distance away offering an array of shops, cafes, restaurants and amenities. The area is well served by good schools and wonderful open spaces including the nearby Duppas Hill Recreation Ground and Lloyd Park.

Viewings are highly recommended.

Tenant Fees

The advertised rent is exclusive of all utility bills. Unless otherwise stated, the tenant will be responsible for the payment of all utilities and outgoings associated with the property, including (where applicable) gas, electricity, water, council tax, broadband, TV licence, and any other service charges or subscriptions.

Holding Deposit: £357.69 (equivalent to one week's rent).

Security Deposit: £1,788.46 (equivalent to five weeks' rent).







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Floor Plans



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.

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.

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Location Map

