

**Flat 5, South Croydon,
Surrey, CR2 7EG**



Guide Price: £230,000



Chain-Free One Bedroom Flat with Parking & Communal Garden

Located moments from South Croydon station, this well-presented one bedroom flat is offered chain-free and benefits from 177 years remaining on the lease. The property is set in a popular residential street featuring off street parking and a well-maintained communal garden.

Key Features:

Spacious double bedroom and bright living area with a modern kitchen and bathroom.

Off street parking and access to communal garden

Excellent transport links:

South Croydon station just 0.2 miles (direct trains to London Bridge and London Victoria)

East Croydon station 0.8 miles (fast trains across London, Gatwick & Thameslink)

Multiple bus routes and tram stops nearby

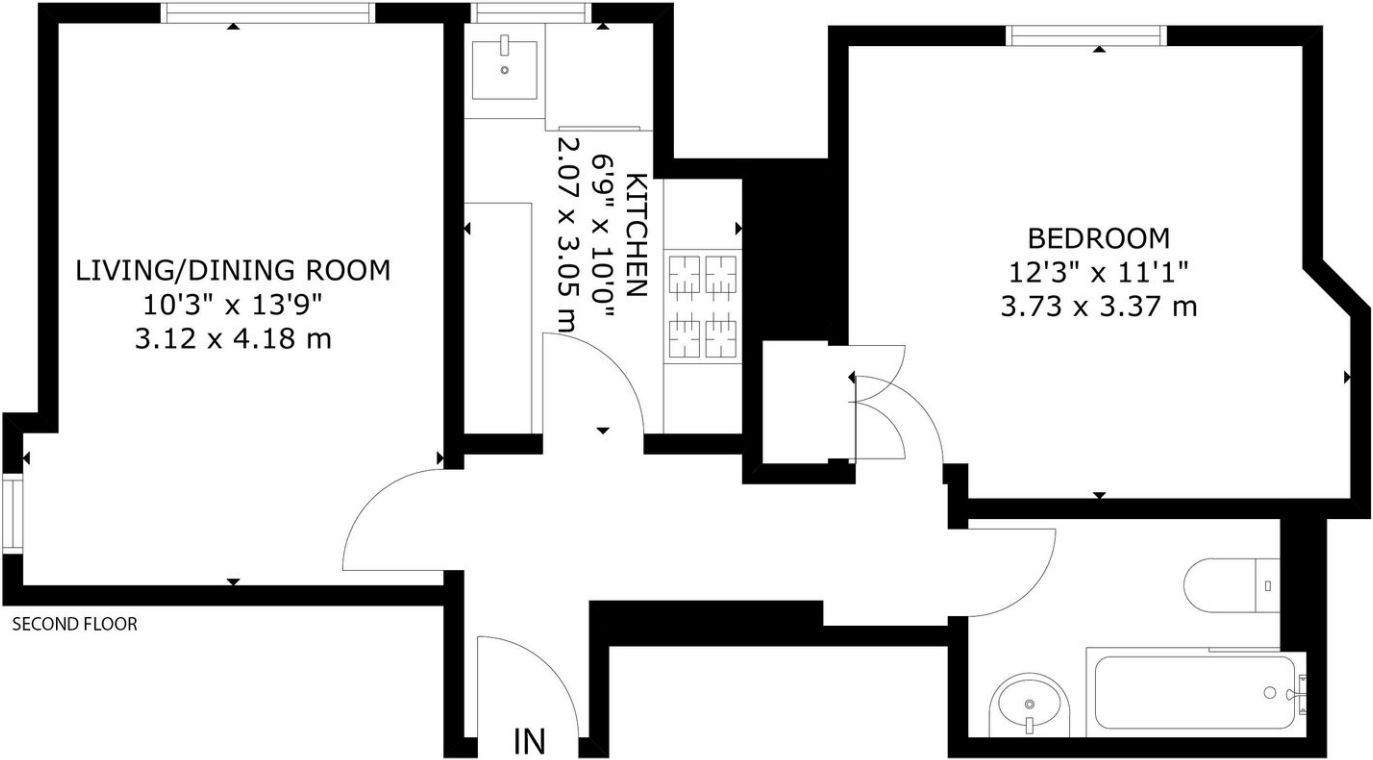
Shops, parks and local amenities within easy reach

Ideal for first-time buyers or investors

Floorplan

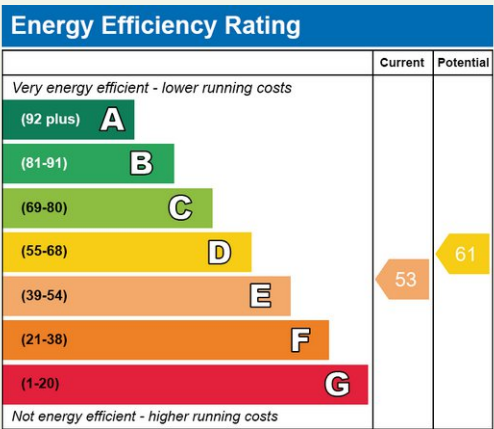


BIRDHURST RISE CR2
GROSS INTERNAL AREA
APPROX TOTAL: 42.sq.m - 448.sq.ft



This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every attempt has been made to ensure the accuracy of this floor plan measurements of doors, windows, rooms, Sq.footage & sq.metres are approximate. For Identification Purposes only. The actual property will vary. Price on application for a 180 day Licence to use this Plan ©18092025. Not to scale. Floorplan, Photography, Virtual Tours, Inventory, Video & EPC's by www.steelelondon.co.uk email: mark@steelelondon.co.uk

EPC



Features

- GUIDE £230,000-£240,000
- Chain-free
- Leasehold with 177 years remaining
- Spacious double bedroom
- Bright and airy living area
- Modern kitchen and bathroom
- Off street parking included