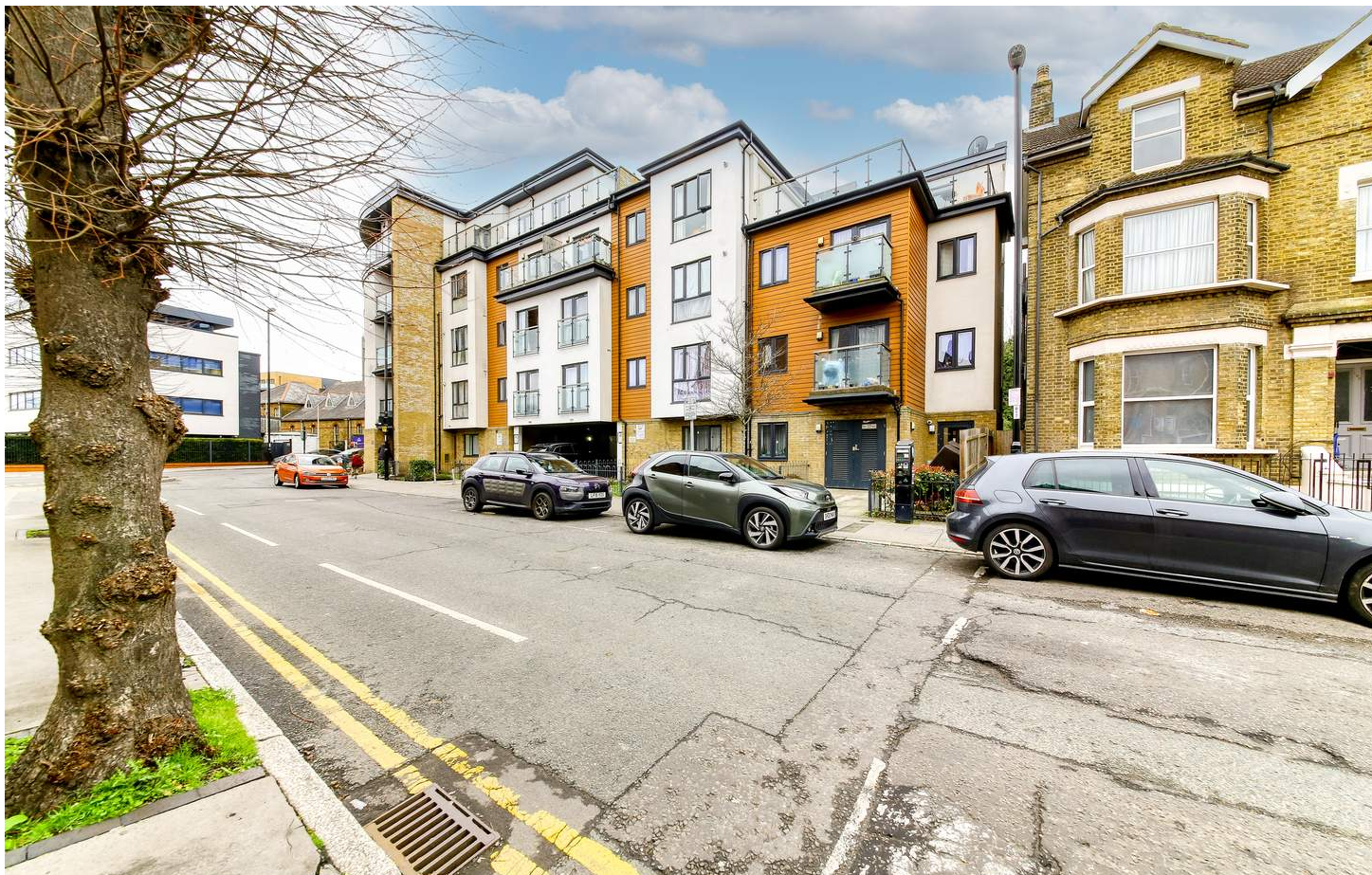


# Truuli



## Flat 5, 110 Bouchier House, Oakfield Road, Croydon, Surrey, CR0 2GQ

£300,000 Leasehold

- Private balcony accessed from the reception room
- Flooded with natural light and a spacious open-plan living area perfect for entertaining
- Two unusually generous double bedrooms, rare for modern developments
- Secure double-entry system with video intercom for added peace of mind
- Boutique block of just seven flats with a genuine, friendly community feel
- Superb transport links, fast access to London and easy day trips to the

Southbridge Place, Surrey, CR0 4HA

Tel: 0330 043 0002

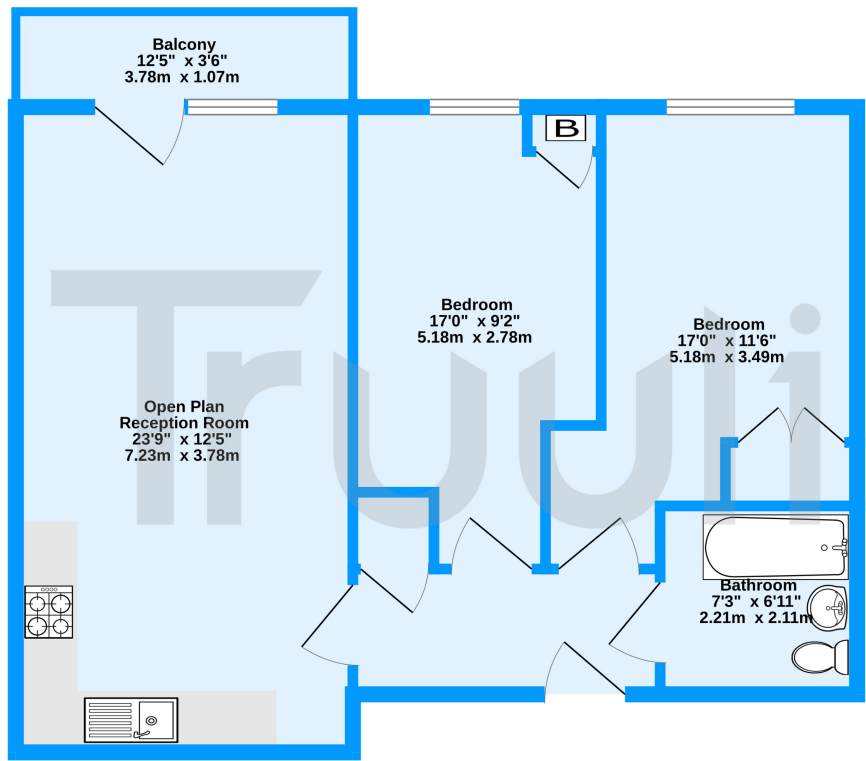
Email: [save@truuli.co.uk](mailto:save@truuli.co.uk) Web: [www.truuli.co.uk](http://www.truuli.co.uk)

# Flat 5, 110 Bouchier House, Oakfield Road, Croydon, Surrey, CR0 2GQ

£300,000 Leasehold

From the moment you step inside, you're welcomed by a bright, airy hallway that immediately sets the tone for the rest of the home. The spacious open-plan living area is bathed in natural light from large patio doors, creating a warm and uplifting atmosphere. Whether you're hosting friends for dinner or enjoying a quiet evening in, this is a space designed for both effortless entertaining and total relaxation. The modern, light décor enhances the sense of calm and openness, making it somewhere you'll instantly feel at home.

Second Floor  
695 sq.ft. (64.5 sq.m.) approx.



Bouchier House, Oakfield Road, Croydon, CR0  
TOTAL FLOOR AREA : 695 sq.ft. (64.5 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		
(92-100) <b>A</b>		
(81-91) <b>B</b>	85	85
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

