

# Truuli



## Point Central, Sydenham Road, Croydon, CR0 2DU

£475,000 Leasehold

- Two double bedrooms
- Chain free
- First floor flat
- Gated development
- Close to transport and amenities
- Excellent and efficient transport links

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£475,000 Leasehold

Offered to the market chain free is this modern built two-bedroom flat ideal for first-time buyers or rental investors alike.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	77	81
(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	

