

# Truuli



## Stafford Road, Croydon, Surrey, CR0 4NG

£1,200 pcm Leasehold

- Large studio flat
- Available immediately and presented unfurnished
- Gas central heating & double glazing
- High ceilings and big windows with lots of natural light
- Three piece bathroom suite
- Close proximity of bus stations, Waddon train station and local amenities

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)

# Stafford Road, Croydon, Surrey, CR0 4NG

£1,200 pcm Leasehold

Available immediately, this spacious and well-appointed large studio flat presents an excellent opportunity for anyone seeking a comfortable and conveniently located home.

Offering gas central heating and double glazing throughout, the property benefits from high ceilings and large windows that flood the space with natural light; creating a bright and airy living environment. Presented unfurnished, the flat offers a blank canvas for you to make it your own and truly feel at home.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+)		
<b>A</b>		
(81-91)		
<b>B</b>		
(69-80)		
<b>C</b>	73	77
(55-68)		
<b>D</b>		
(39-54)		
<b>E</b>		
(21-38)		
<b>F</b>		
(1-20)		
<b>G</b>		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		
EU Directive 2002/91/EC		

