

# Truuli



## Scholars Court, Tavistock Road, Croydon, Surrey, CR0 2GP

£132,000 Leasehold

- First-floor apartment
- Two generously sized double bedrooms
- Open-plan living and dining area
- Modern kitchen
- Private balcony
- Allocated parking space
- Built-in storage in the hallway
- Three-piece bathroom suite
- No onward chain
- Immaculate condition throughout

Southbridge Place, Surrey, CR0 4HA

Tel: 0330 043 0002

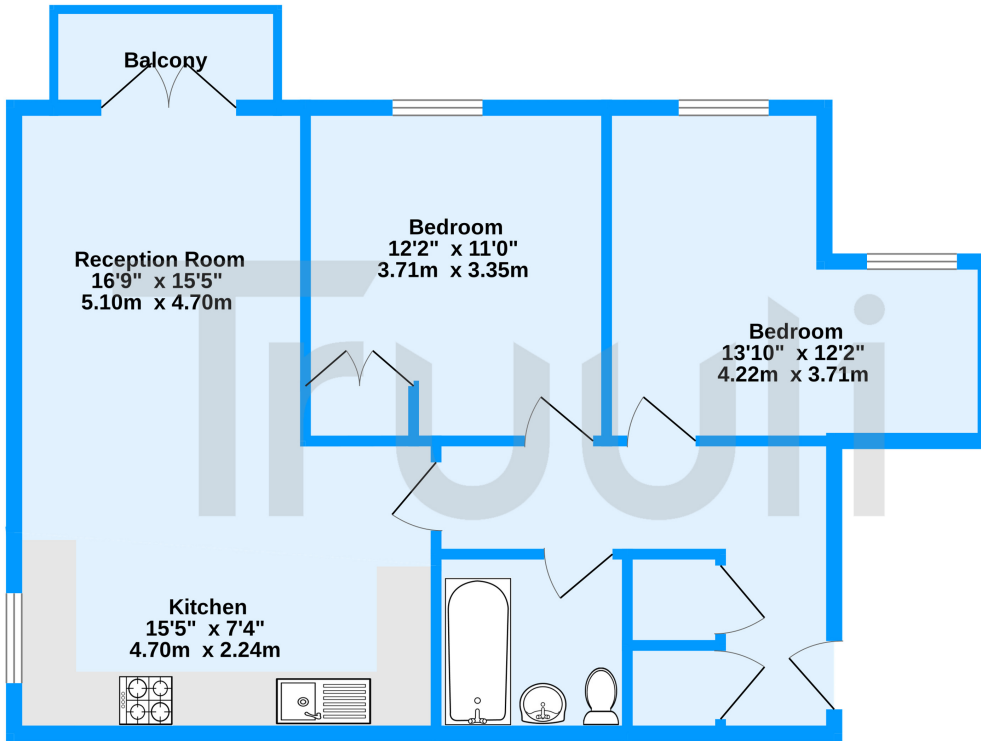
Email: [save@truuli.co.uk](mailto:save@truuli.co.uk) Web: [www.truuli.co.uk](http://www.truuli.co.uk)

# Scholars Court, Tavistock Road, Croydon, Surrey, CR0 2GP

£132,000 Leasehold

\*\*\*40% Shared Ownership\*\*\* Welcome to this stylish and modern two-bedroom first-floor apartment located on the highly sought-after Tavistock Road. This beautifully presented home is perfect for those seeking a blend of comfort, convenience, and contemporary living.

First Floor  
719 sq.ft. (66.8 sq.m.) approx.



Scholars Court, Tavistock Road, Croydon, CR0  
TOTAL FLOOR AREA : 719 sq.ft. (66.8 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+)                                       |                         |           |
| <b>A</b>                                    |                         |           |
| (81-91)                                     | <b>88</b>               | <b>88</b> |
| <b>B</b>                                    |                         |           |
| (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 |           |

