

Truuli



Leon House, High Street, Croydon, Surrey, CR0 1FX

£140,000 Leasehold

- South facing apartment with nice views
- Floor to ceiling windows
- No onward chain
- Spacious flat
- Bathroom and an en-suite
- Central location with an array of transport links close by
- Communal roof terrace for a variety of uses
- 35% Shared ownership

Southbridge Place, Surrey, CR0 4HA

Tel: 0330 043 0002

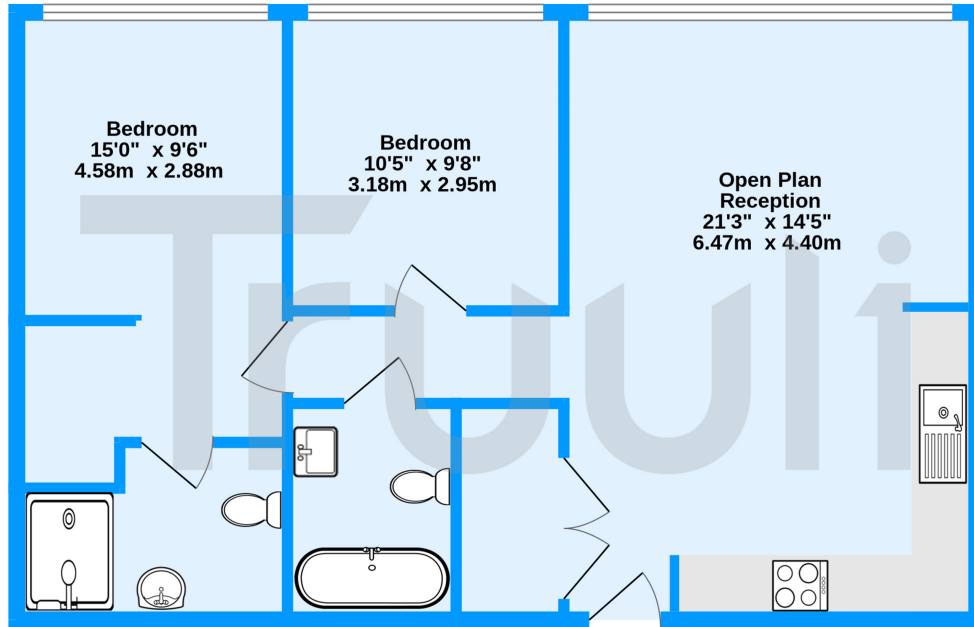
Email: save@truuli.co.uk Web: www.truuli.co.uk

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Vendor's comments: "This flat has been our home for 2 and a half years now. The flat's location is perfect as it has great transport links. East Croydon is just a 13-15-minute walk, and you can get to Central London or Gatwick in just 15 minutes. West Croydon is also just 15 minutes away and the London Overground is available, which is an option for industrial action days."

Tenth Floor
711 sq.ft. (66.0 sq.m.) approx.



Leon House, High Street, Croydon, CR0
TOTAL FLOOR AREA: 764sq.ft. (71.0 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+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	65	65
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

