



Cuthbert Road, Croydon, Surrey, CR0

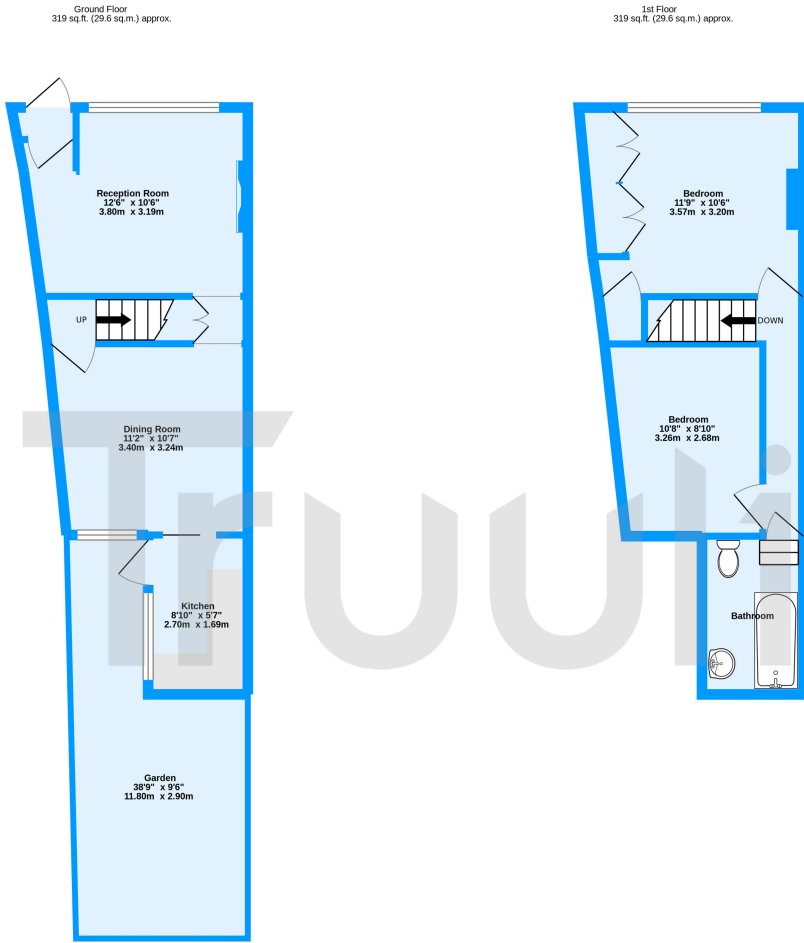
£350,000 Freehold

- Two double bedrooms
- Good condition throughout
- New roof installed
- Rear access
- Low maintenance garden
- Terraced house
- Two reception rooms
- Loft storage
- Close to an array of great transport links

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Vendor's comments: "I have lived here for twenty-two years and loved that I am very central to the shops and great transport links to all the places I want to travel to".



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TOTAL FLOOR AREA : 637 sq.ft. (59.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			92
(81-91) B			
(69-80) C		71	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

