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Independent Estate Agents



Going, Going, Gone...
Northwood Road, Thornton Heath

Price £225,000
LEASEHOLD (87 YEARS)

Chain-Free! Eagerly anticipated and welcomed to the market is this spacious and superbly located Ground Floor One Bedroom Apartment. Benefitting from generously proportioned accommodation throughout, as well as a Communal Rear Garden, this property further boasts excellent Transport Links and is situated just 1 Mile from Thornton Heath Train Station. Enquire today to avoid disappointment. EPC Rating TBC

FEATURES INCLUDE:

- ☒ **Ground-Floor Apartment**
- ☒ **Communal Gardens**
- ☒ **1 Mile to Thornton Heath Station**
- ☒ **Close to Local Shops & Amenities**
- ☒ **87 Year Lease**
- ☒ **Large Living Accommodation**

REF: 10565

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The accommodation comprises:

ENTRANCE HALL 21' 5" x 5' (6.53m x 1.52m) Stepping through the glazed front door of this property you are sure to be impressed by the space and accommodation which is on offer throughout. Comprising of solid wood flooring laid, as well as a wall-mounted radiator.

KITCHEN 10' 6" x 10' 2" (3.2m x 3.1m) The Kitchen is fitted with a range of matching wall and base units (with work-tops over), a sink and drainer unit (with mixer tap), plumbing for a washing machine / dish washer, an integrated electric oven (with a four ring gas hob, and overhead extractor fan), and two separate storage cupboards. This Kitchen is completed with a double-glazed window to side, a wall-mounted radiator, and easy to maintain part tiled walls and fully tiled flooring.

MASTER BEDROOM 11' 4" x 9' 1" (3.45m x 2.77m) This sizeable Master Bedroom boasts a large double-glazed window to rear, a wall-mounted radiator, and solid wood flooring.

FAMILY ROOM 13' x 11' 1" (3.96m x 3.38m) This well-proportioned Family Room comprises of a charming double-glazed bay-window to front, (which allows for an abundance of natural light), and is finished off with an electric feature fireplace, a wall-mounted radiator, and solid-wood flooring laid throughout.

BATHROOM 8' x 6' 5" (2.44m x 1.96m) The Bathroom offers a three piece suite incorporating a bath (with a wall mounted power shower), a low level W/C, and a hand-wash basin. The finishing touches are added by the wall-mounted radiator, glazed window to rear, and easy to upkeep fully tiled flooring and walls.

GARDEN The large Communal Rear Garden is mostly laid to lawn, and offers the ideal outside area in which to enjoy.

FRONT GARDEN This property is accompanied by a delightful Front Garden, which benefits from a lawned area that is accompanied by a variety of mature shrubs and bushes.

Important Note

We have not tested any services or appliances at this property. We strongly recommend that all the information which we provide is verified by yourself on inspection, and by your Surveyor and Conveyancer.

Measurements

