



21 Whitestone Way, Croydon, CR0 4WL

Offers in excess of £250,000

Mc. MONOCHROME | HOMES

PROPERTY SUMMARY

OVERVIEW

NEW PRICE - PRICED TO SELL - A great sized two double bedroom apartment with open plan living and balcony. Located well for amities, public transport and green space. Hosting allocated parking, communal gardens and an on site concierge service. This property is great for commuters, first time buyers and investors.

Accommodation

This apartment offers spacious accommodation comprising of a good sized open plan living room and kitchen. The living room gives access out onto the balcony. You have the luxury of a two double bedrooms, with the master holding an en-suite. You will be delighted to witness a sizeable family bathroom which comes complete with a three piece suite. The property is well kept and modern throughout. Outside the apartment offers allocated parking, communal garden and an on site concierge facility.

Location

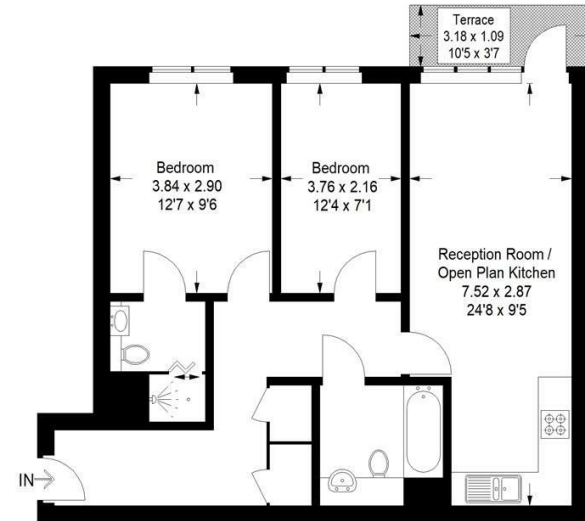
This hone is located within the Whitestone Way development, Situated in walking distance to Wandle Park Tram Stop (0.1 miles) or Waddon Mainline (0.5 miles) providing links to East Croydon Mainline Station and the various bus routes on Purley way, making this property great for the commuter or an investment oppurtunity. There are plenty of local amenities including the various shops on Purley Way such as Sainsbury's, Aldi, Marks And Spencer and Next to name a few. There is plenty of restaurants and entertainment venues on the Valley Park Retail Centre.

Disclaimer

"These details are prepared as a general guide only, and should not be relied upon as a basis to enter into a legal contract, or to commit expenditure. An interested party should consult their own surveyor, solicitor or other professionals before committing themselves to any expenditure or other legal commitments. If any interested party wishes to rely upon any information from the agent, then a request should be made and specific written confirmation can be provided. The Agent will not be responsible for any verbal statement made by any member of staff, as only a specific written confirmation should be relied upon. The Agent will not be responsible for any loss other than when specific written confirmation has been requested."

Peebles Court, CR0

Approximate Gross Internal Area
64.0 sq m / 689 sq ft



Fourth Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1032611)



| Energy Efficiency Rating | | Environmental Impact (CO ₂) Rating | |
|---|-------------------------|--|---|
| | Current | Potential | |
| Very energy efficient - lower running costs | | | Very environmentally friendly - lower CO ₂ emissions |
| (92 plus) A | | | (92 plus) A |
| (81-91) B | | 83 | (81-91) B |
| (69-80) C | | | (69-80) C |
| (55-68) D | | | (55-68) D |
| (39-54) E | | | (39-54) E |
| (21-38) F | | | (21-38) F |
| (1-20) G | | | (1-20) G |
| Not energy efficient - higher running costs | | | Not environmentally friendly - higher CO ₂ emissions |
| England & Wales | EU Directive 2002/91/EC | | England & Wales |
| | | | EU Directive 2002/91/EC |

5C HIGH STREET, CATERHAM, SURREY, CR3 5UE

T: 01737 400 096 | E: HELLO@MONOCHROMEHOMES.CO.UK | MONOCHROMEHOMES.CO.UK

