



- 2 bedroom first floor maisonette
- Chain free
- Double glazed throughout
- Gas central heating
- Garage

118 Sorrel Bank, Linton Glade, Croydon, CR0 9LY

£275,000

Offered to the market is this CHAIN FREE two bedroom first floor maisonette which is situated in the heart of forestdale and being conveniently located for transport links. Internally the property benefits from a refitted kitchen, shower room and double glazed windows throughout. Gas central heating via radiators and a large garage. Call now view this sought after property.



Property Description

ENTRANCE HALL

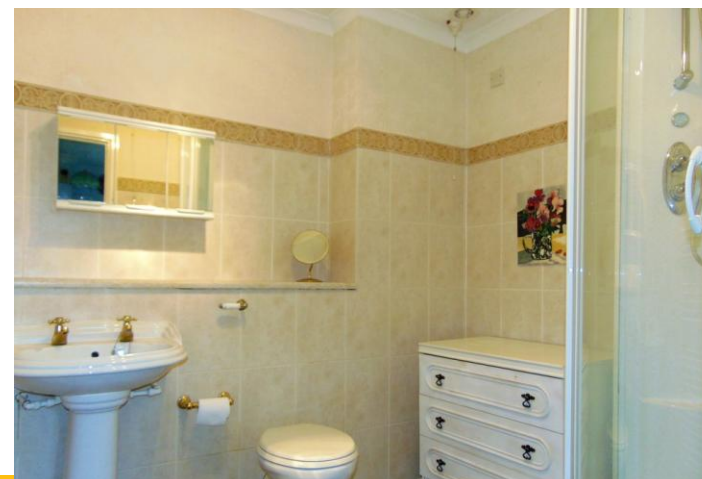
Double glazed frosted front door, coving to ceiling, radiator, loft hatch, airing cupboard, doors to bedrooms, shower room and living room.

LIVING ROOM

14' 0" x 13' 4" (4.27m x 4.06m) Double glazed box bay window to front, part frosted window to side, coving to ceiling, radiator, telephone point, television aerial point, power points.

KITCHEN

11' 8" x 6' 6" (3.56m x 1.98m) Double glazed window to side, wall and base units, sink and drainer unit, integrated electric oven with electric ring hob and extractor above, radiator, power points, wall mounted boiler, space and plumbing for washing machine and dishwasher, part tiled walls, coving to ceiling, space for tall fridge freezer.



BEDROOM ONE

11' 0" x 10' 5" (3.35m x 3.18m) Double



glazed window to side, built in wardrobes, coving to ceiling, radiator, power points.

BEDROOM TWO

11' 0" x 6' 5" (3.35m x 1.96m) Double glazed window to front, coving to ceiling, radiator, power points.

SHOWER ROOM

Low level w/c, pedestal hand wash basin, shower cubicle with jet sprays and wall mounted power shower, heated towel rail, extractor fan, part tiled walls, fully tiled floor.

DOUBLE GARAGE

En-bloc

FLOORPLAN TO FOLLOW

EPC Graph to follow

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

216 Addington Road
South Croydon
Surrey
CR2 8LD

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