



**SOLD STC**



**Turnpike Link, Park Hill, East Croydon**

**2 Bedrooms, 1 Bathroom, Apartment**

**Asking Price Of £345,000**

**MARTIN&CO**



## Turnpike Link, Park Hill, East Croydon

- Spacious Split-level Maisonette
- Sought-After Park Hill Area.
- Large Double Reception Room
- 2 Proper Double Bedrooms
- Close to East Croydon Station
- Garage En-Bloc
- Share of Freehold

Don't miss this lovely light upper maisonette, enjoying an elevated location in sought-after Park Hill, with views towards the Croydon skyline and overlooking communal gardens conveniently located just 5 minutes from East Croydon Station.

With its own private entrance, the property affords an entrance lobby with cloaks cupboard, a spacious reception room which is open to the dining room, a fitted kitchen, two proper double bedrooms and a bathroom/wc. The property benefits from gas warm air heating and double glazing. For those with a car the property comes with a garage en-bloc and parking is available in Turnpike Link with a resident's permit.

The Tramlink stop at Lebanon Road is just moments away, whilst the town centre, Boxpark and the newly refurbished Fairfield Halls are all within easy reach and there is a Sainsbury's convenience store also close at hand on George Street.

Available with no onward chain, this is the perfect property for commuting professionals or would make an excellent letting investment in our opinion - CALL US NOW FOR AN APPOINTMENT TO VIEW!

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         |           |
| 69-80 | C             |         |           |
| 55-68 | D             | 56   D  | 63   D    |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |







**Martin & Co Croydon**

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