

LEASEHOLD

Apartment

ADRIAN COURT, FLAT 6, CROYDON, CR0 6XJ

£340,000

FEATURES




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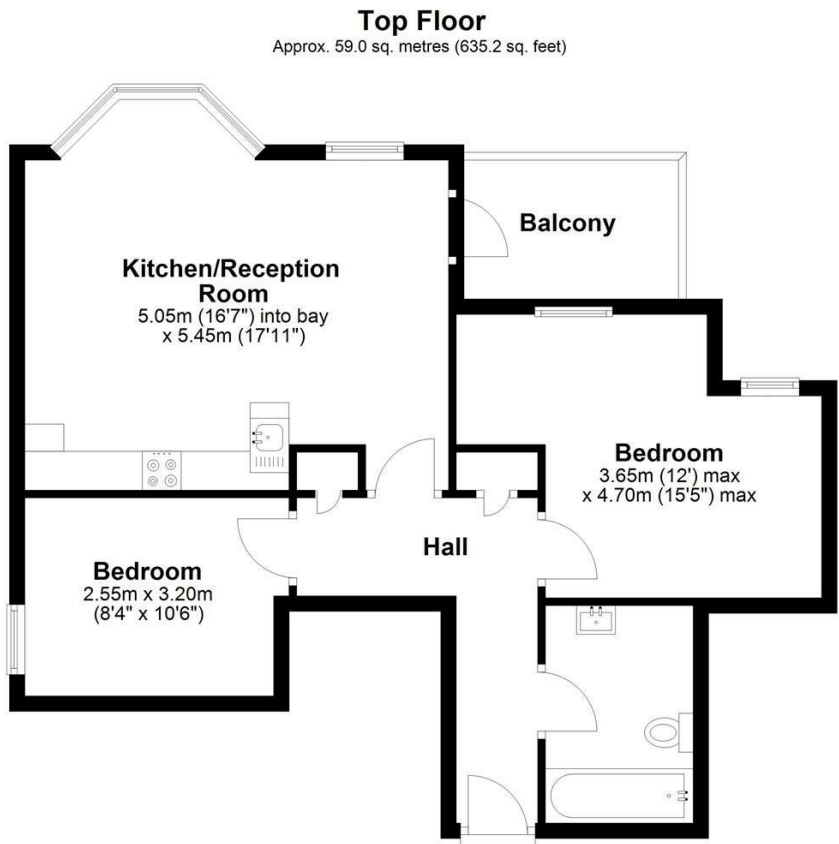
2 Bedroom Apartment located in Croydon

Nestled on Outram Road in the vibrant area of Croydon, this delightful apartment offers a perfect blend of modern living and comfort. Boasting two spacious double bedrooms, this property is ideal for first time buyers, investors or small families seeking a stylish urban retreat.

As you enter the hallway, you are welcomed by a bright and airy open plan kitchen and lounge area, designed for both relaxation and entertaining. The modern fitted kitchen is equipped with contemporary appliances, making it a joy to cook and dine in. The lounge area provides a warm and inviting space to unwind after a long day.

The apartment features a stylish bathroom, thoughtfully designed to provide a serene space for your daily routines. Additionally, the private balcony offers a lovely outdoor space where you can enjoy your morning coffee or evening relaxation while taking in the fresh air.

Residents will also benefit from access to a communal garden, perfect for enjoying the outdoors. This feature adds to the appeal of the property, providing a tranquil escape in the heart of Croydon.



Total area: approx. 59.0 sq. metres (635.2 sq. feet)

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Council Tax Band
C

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

Agents Note: Whilst every care has been taken to prepare these 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.

