



Two Bedroom Top Floor Flat offered with no onward chain

Camborne Road, Sutton, Surrey, SM2 6RE, £300,000 Leasehold (943 years remaining)

BURN – AND – WARNE

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***2ND FLOOR *SOUTH SUTTON *SHARE OF FREEHOLD *GROUND FLOOR *GARAGE**

A large two bedroom second floor apartment with long lease, SHARE OF FREEHOLD and a GARAGE, in a sought after 'South Sutton' road, presented in good internal order and offered with NO ONWARD CHAIN

The accommodation includes a 15'9 x 11'10 living/dining room, a 8'6 x 6'6 modern kitchen, 13'9 x 13'5 master bedroom, a very good sized second bedroom being 12'10 x 8'2 and a modern three piece white bathroom suite.

Key Features:

- * South Sutton
- * Two Bedrooms
- * Share of Freehold
- * No onward chain
- * 2nd Floor
- * Gas central Heating
- * Double Glazing

The property is situated on Camborne Road, within easy reach of Sutton town centre and its extensive range of shops, restaurants and everyday amenities. Sutton and surrounding areas also provide excellent transport connections, making the location well suited to commuters for the access to Sutton & Cheam mainline stations

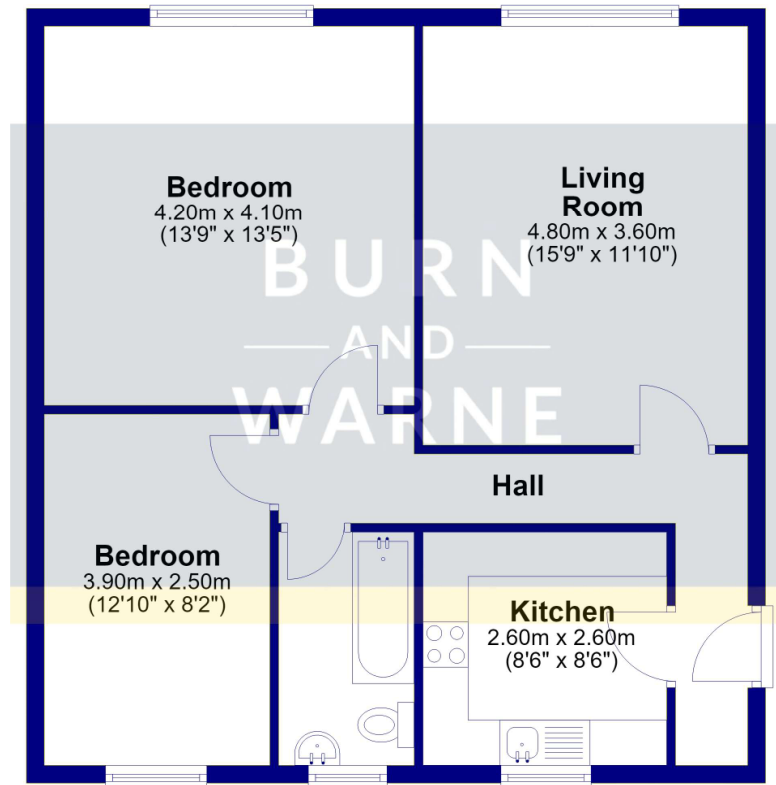
Additional Benefits include, gas central heating , 943 year lease, garage and NO ONWARD CHAIN.



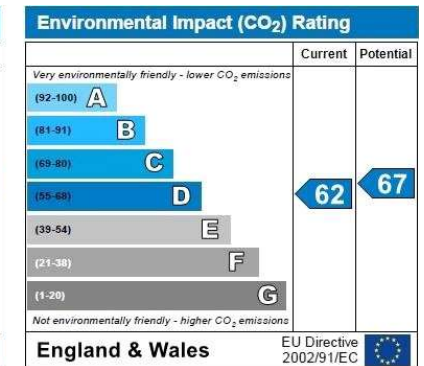
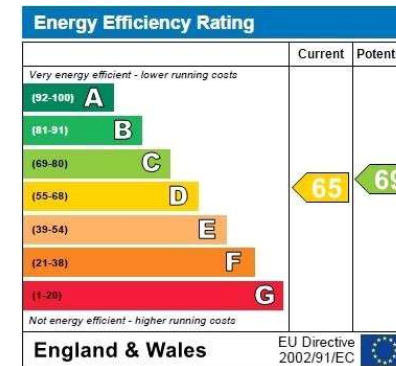


Top Floor

Approx. 64.3 sq. metres (691.8 sq. feet)



Total area: approx. 64.3 sq. metres (691.8 sq. feet)



Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.



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