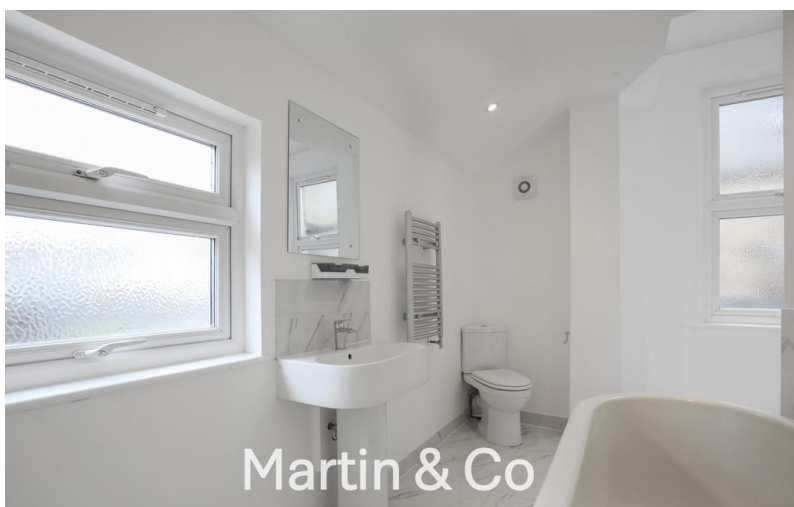
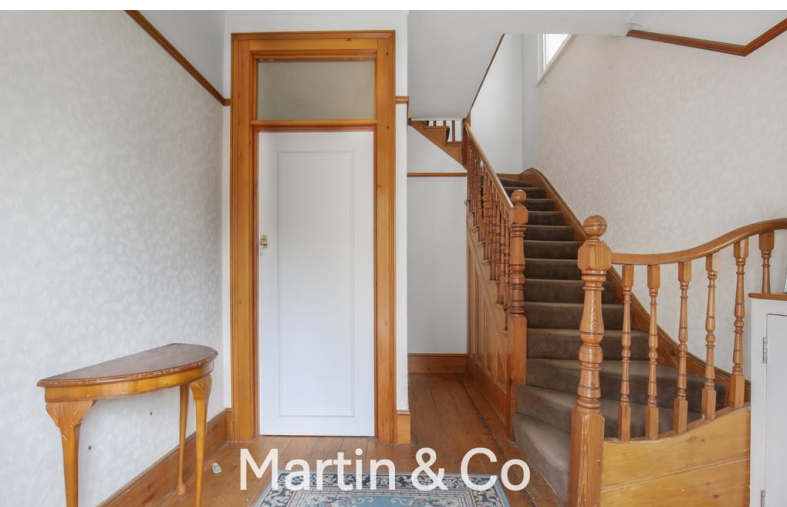


SOLD STC



Heathfield Road , Croydon

5 Bedrooms, 3 Bathroom, Detached House

Guide Price £630,000



Heathfield Road , Croydon

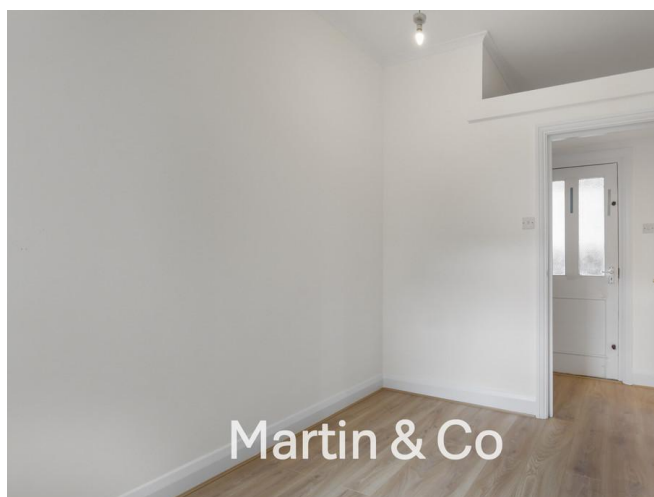
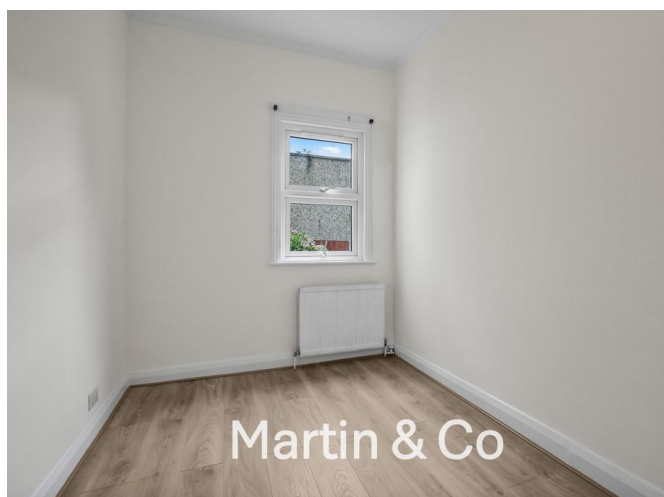
5 Bedrooms, 3 Bathroom

Guide Price £630,000

An impressive Victorian house converted into three self-contained flats, comprising a 2-bedroom ground-floor flat with private garden and parking, a 2-bedroom first-floor flat with a separate kitchen, and a studio flat on the top floor. The property retains attractive Victorian features and is offered with a brand-new 999-year lease on all 3 flats and no onward chain. Ideally located on the popular Heathfield Road, close to South Croydon Station and High Street. Excellent rental potential, with all three flats ready to rent.

- Victorian House with 3 Self-Contained Flats
- Two 2 Bedroom Flats
- One Studio Flat
- Victorian Features
- Brand New Lease 999



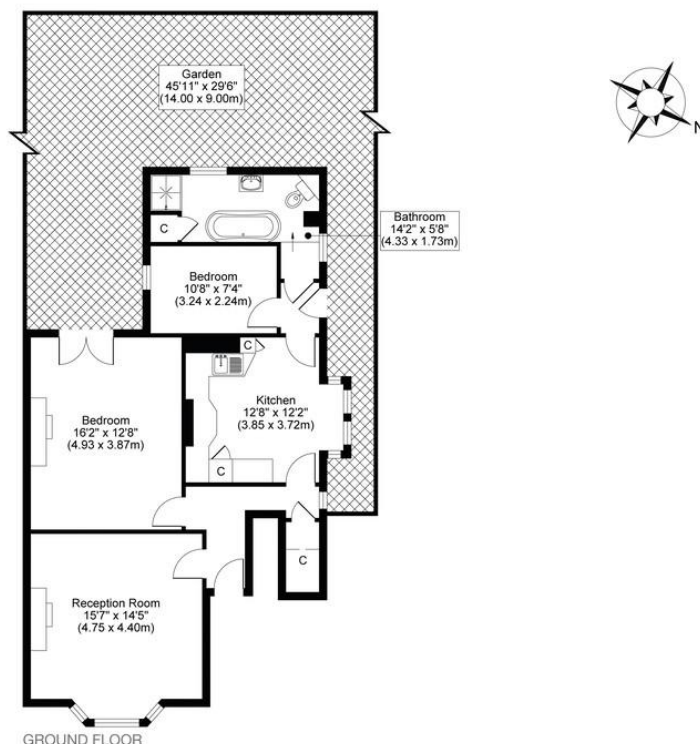




Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	56 D	72 C
39-54	E		
21-38	F		
1-20	G		



HEATHFIELD ROAD, CR0
TOTAL APPROX FLOOR PLAN AREA 840 SQ.FT (78 SQ.M)



All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for m part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.