



Carshalton Road, Sutton £250,000

Two Large Double Bedrooms

Bright Throughout

Good Sized Lounge

Balcony

Communal Grounds

Fantastic Transport Links

Ideal First Time Buyer

Good Rental Potential



****Two Large Double Bedrooms**Short Walk to Trains**Great Bus Links**Ideal 1st Time Buy****

Set back from Carshalton Road, in a characterful 1930's block this fantastic two double bedroom apartment comes to market neutrally decorated throughout and is perfect for those looking for an apartment with large bright rooms and heaps of potential. Offering a large lounge/diner, two large double bedrooms, a bathroom and kitchen, as well as a good sized balcony overlooking the gardens, this is a good sized apartment in an ideal location. Located equidistant from Carshalton and Sutton train stations and with numerous bus links, Weihurst Court is a popular development offering spacious communal gardens and easy access to amenities.

If you are in the market for a larger than average living space with heaps of potential, look no further, this is the property for you. Investor?

This property will achieve circa £12k to £13k per annum.

Lounge / Diner

12' 2" x 12' 6" (3.7m x 3.8m)

Fantastically bright, this good sized lounge/diner overlooks the front of the property and benefits from neutral decor and access to a large balcony overlooking the communal grounds.



Kitchen

8' 10" x 6' 11" (2.7m x 2.1m)

Overlooking the rear of the property the kitchen offers space for a washer/dryer and fridge freezer and has plenty of storage and work surface space.



Master Bedroom

11' 10" x 13' 5" (3.6m x 4.1m)

A fabulously large double bedroom, the master bedroom benefits from a feature fireplace, modern decor and sumptuous carpet.



Bedroom 2

12' 2" x 8' 6" (3.7m x 2.6m)

Another good sized double, bedroom 2 also benefits from a sumptuous carpet, ample fitted storage and is recently decorated and in good condition throughout.



Family Bathroom

5' 7" x 6' 7" (1.7m x 2m)

Bright and clean, the family bathroom benefits from shower over bath and a built in sinky and WC vanity unit.

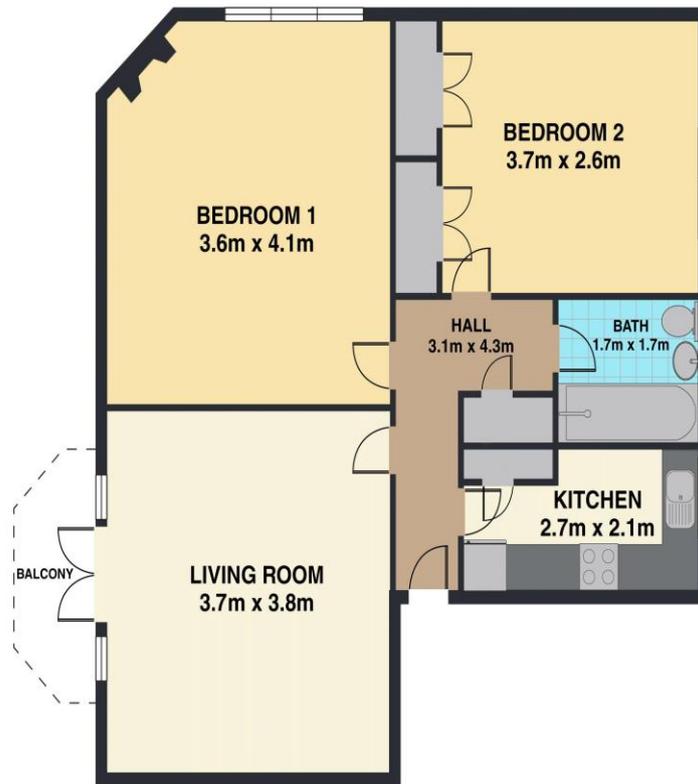


Entrance Hall

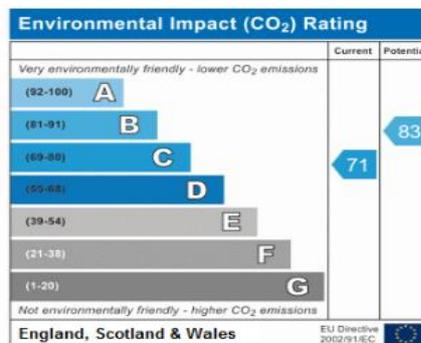
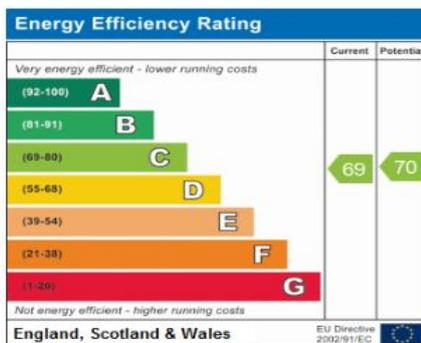
14' 1" x 3' 3" (4.3m x 1m)



WEIHURST



This floor plan is for illustrative purposes and layout guidance only. It is not drawn to scale. Dimensions should not be used for carpet or flooring sizes and are not intended to form part of any contract.



Offers

Offers will only be presented to Vendors if they are made in writing. Please advise your negotiator of your intent to make and offer as soon as possible. Offers should be emailed to greetings@sachascott.com.

Money Laundering Regulations

Potential purchasers please be aware: in the event that your offer is accepted you will be required to provide documents proving your Identity such as a Passport or Driving Licence and a recent Utility or Council Tax Demand registered at your current address. Further checks on Money Laundering will be made during the Conveyancing Process.

Property Details

All efforts have been made to ensure that the information provided with regard to the type and condition of the property, its location and its contents are as provided by the Vendor in good faith. However, it should be noted that these particulars are only a guide and as such Potential Buyers should be aware that floor plans, contents and any descriptions given are meant as a guide only.