



**Colin Close
Croydon
Surrey
CR0 8QD**

Offers in Excess of £535,000

bettermove

Colin Close

Croydon

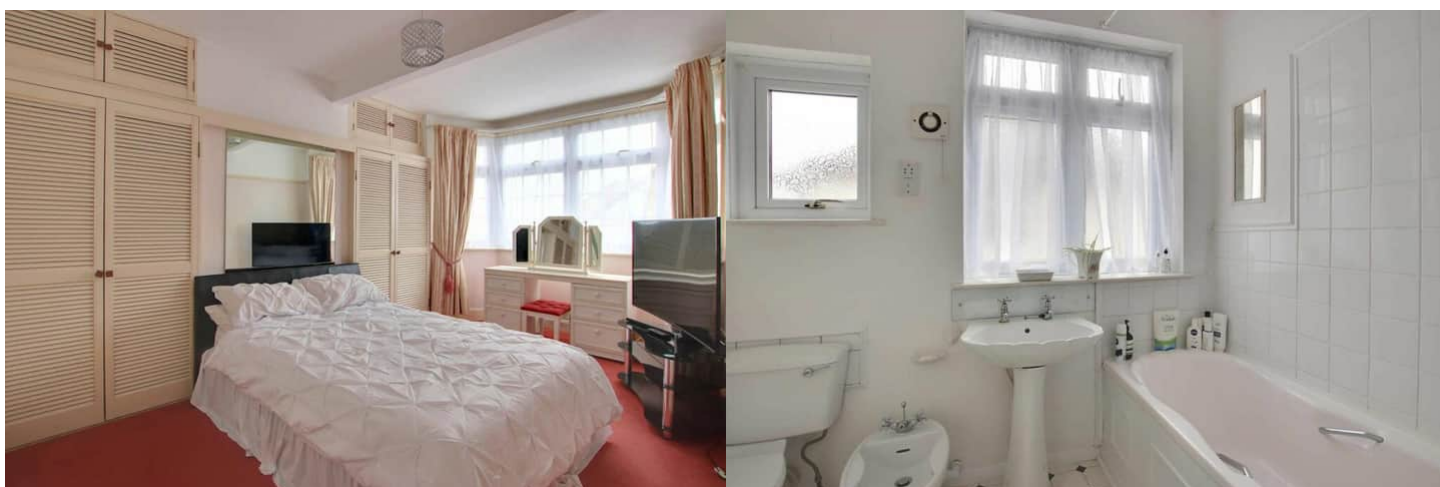
Bettermove are proud to present this 3 Bedroom Semi-Detached house in Croydon available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has off street parking available via the driveway and the garage. The council tax band is E.

The interior of this beautifully presented property comprises a spacious front and rear reception rooms, the fitted kitchen and a convenient WC on the ground floor. The first floor consists of three bedrooms and the family bathroom. The exterior boasts a private rear garden and front garden, perfect for enjoying the summer months.

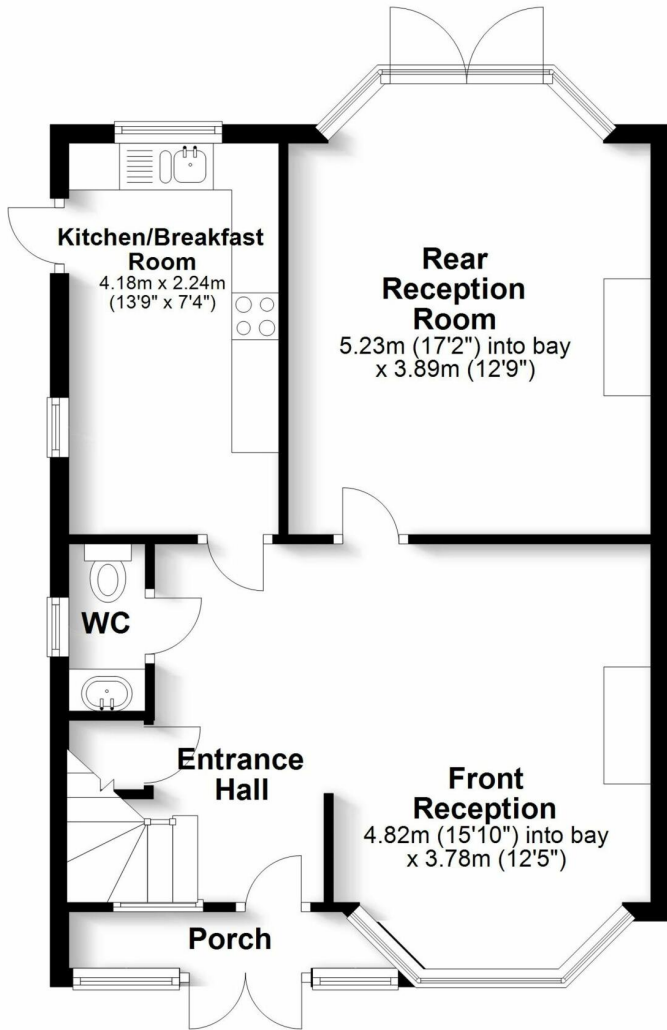
Located in the popular town of Croydon, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from West Wickham Train Station and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.



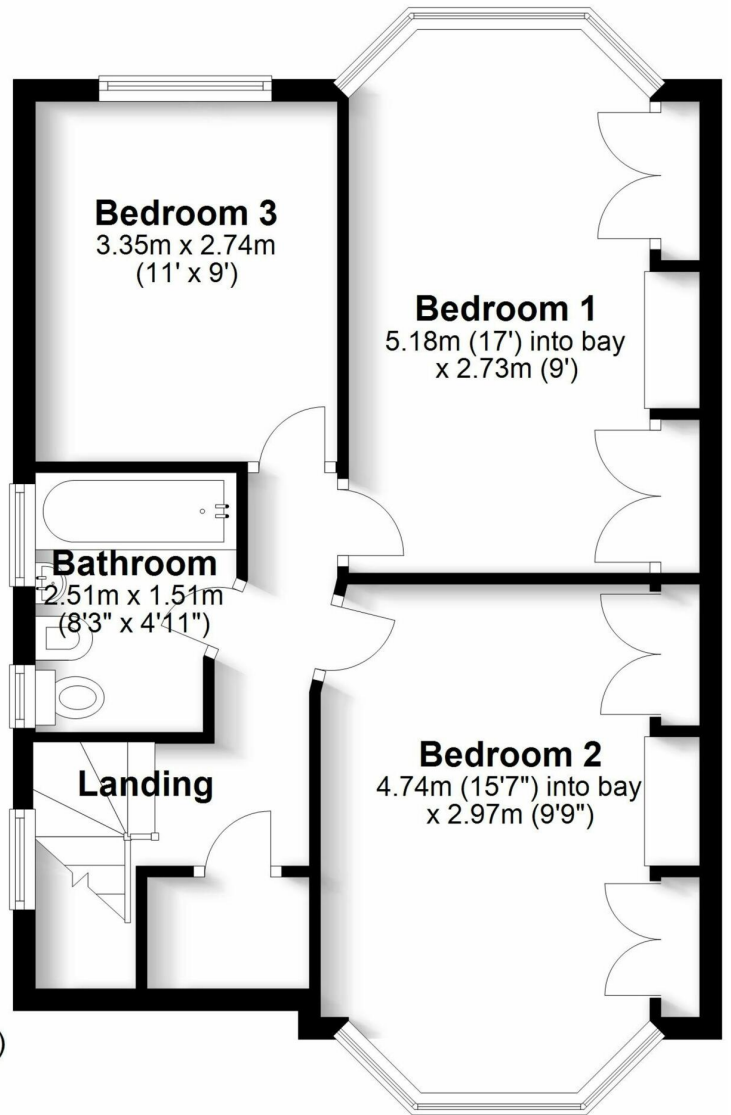
Ground Floor

Approx. 51.4 sq. metres (553.4 sq. feet)




First Floor

Approx. 50.5 sq. metres (543.7 sq. feet)



Total area: approx. 101.9 sq. metres (1097.1 sq. feet)

Floor plans are not to scale and do not always include full detail - they are provided as a guide to the layout.
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		80
(55-68)	D		
(39-54)	E	53	
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC 	



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk