

Cromwells



Ennerdale Close, Sutton, SM1 2JP

Guide Price £285,000

This two bedroom split level maisonette with allocated off road parking and communal garden has one bedroom on each floor.

It is ideally located within a pleasant cul-de-sac, a short distance from all the amenities of Sutton Town Centre, including shops, restaurants, gyms, other leisure facilities and transport links.

Cheam Village is also close by.

West Sutton mainline railway station is a short walk away, with excellent services into Central London.

There are several well regarded local schools, including Cheam Park Farm Primary Academy, Cheam Field Primary Academy, Cheam High School, Nonsuch High School for Girls and Sutton Grammar.

EPC rating D.

No Onward Chain.

Accommodation

This unusual split level maisonette has a private entrance leading up to the hallway and onto the spacious lounge/diner, kitchen and one of the bedrooms, with built in cupboard, on the first floor.

Stairs lead to the second floor landing with storage cupboard, the galleried second bedroom with built in cupboard, and the family bathroom.

Outside

There is an allocated off street parking space and communal garden area.





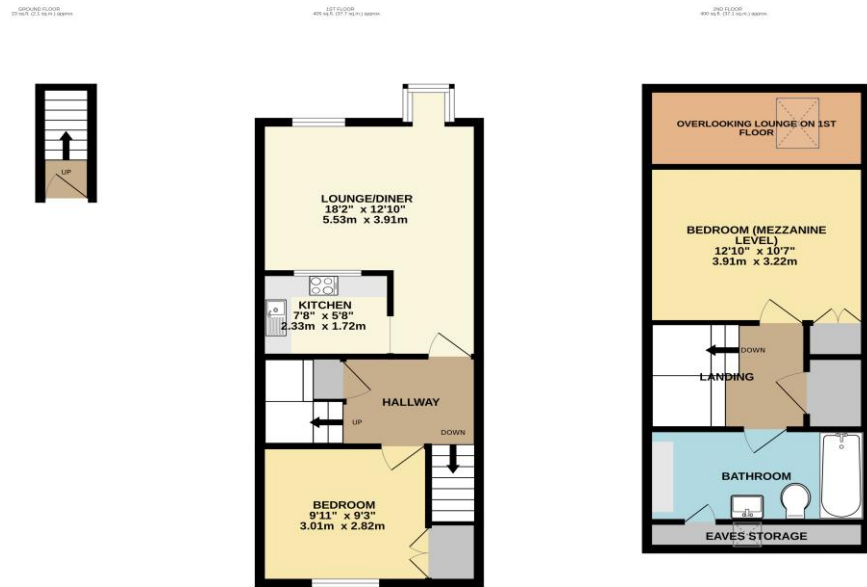
Council Tax - D
Tenure - Leasehold

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Disclaimer

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	58 D	
39-54	E		
21-38	F		
1-20	G		



