



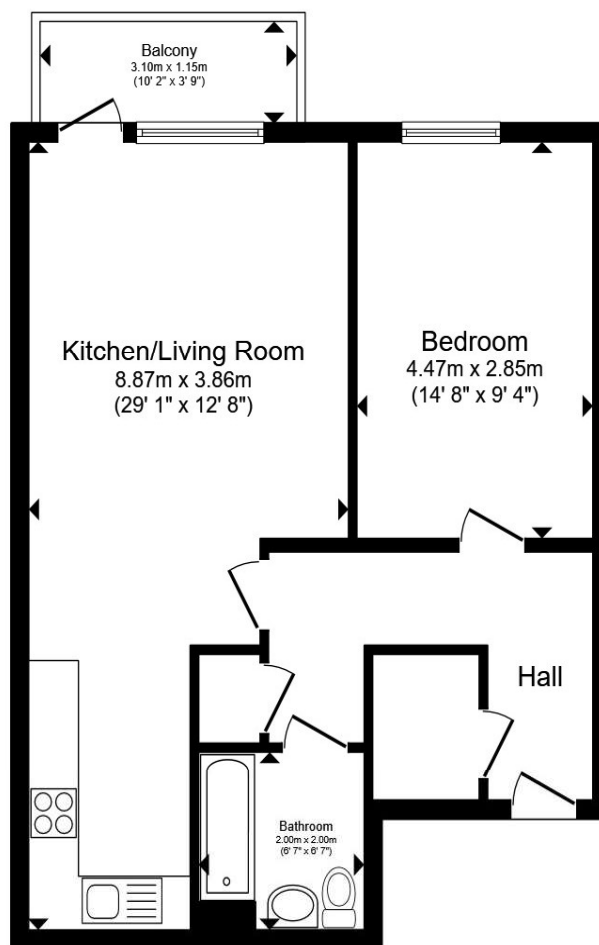
barnard marcus

Woodall Court Whitestone Way, Croydon CR0 4WH

welcome to
Woodall Court Whitestone Way, Croydon

CHAIN FREE one bedroom apartment with allocated parking, concierge and balcony ideally located for great transport links on a quiet development.
Some images are CGI





Beautifully presented and chain free, this one double bedroom apartment in Woodall Court forms part of the sought after New South Quarter development and is ready for immediate occupation.

The bright and spacious open plan living/dining area offers excellent versatility, with ample room for both relaxation and entertaining, as well as the option to incorporate a work from home space. A door leads out to a private balcony overlooking the secure communal gardens-perfect for enjoying a morning coffee or unwinding in the evening with a bistro set.

The fully equipped kitchen is well designed with generous cupboard storage, making it ideal for modern living. The bedroom is a well proportioned double, comfortably accommodating all standard furnishings. A sleek, fully tiled bathroom completes the home, featuring a full size bath with overhead shower.

Further benefits include allocated parking and concierge service, providing both convenience and security. Ideally located just moments from Wandle Park tram stop, the property offers excellent transport links, while nearby Purley Way provides a wealth of shopping, dining, and leisure options. With a charming on-site café and attractive surroundings, this apartment offers a superb lifestyle opportunity.

Total floor area 56.4 m² (607 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



welcome to

Woodall Court Whitestone Way, Croydon

- CHAIN FREE
- SERVICE CHARGE PAID UNTIL FEB 2028
- Service charge due to drop £1k next year
- Allocated Parking and Balcony
- No Ground Rent
- Perfect for Commuting
- Quiet Development
- Concierge

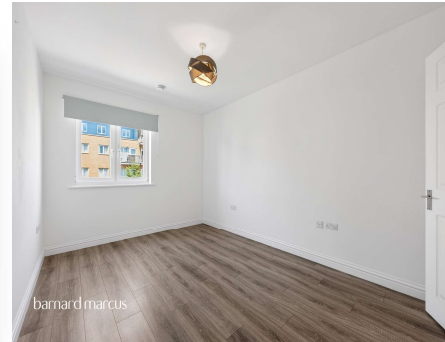
Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 4095.21

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£220,000



Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/CRY113614



Property Ref:
CRY113614 - 0013

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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