



CROWN

LETS 4 U

TO LET



£950 Per Calendar Month

Luxury Studio Flat

Derby Road, Croydon, Surrey, CR0

Crown Lets 4u Estate Agents are proud to present a luxury new build conversion ground floor studio flat with shared garden in the heart of Croydon Town Centre with all bills included, except for Council Tax.

Everything that Croydon has to offer is on your doorstep, excellent location and offers well proportioned, spacious living space. Brilliant shopping centre, cinema, bars, restaurants, night life, you name it!

This amazing property comprises a huge living space with fully fitted modern kitchen with electric cooker, electric oven, fridge/freezer and washing machine. The property benefits from designer double glazed aluminium grey window with tinted glass and blinds, electric heaters, and laminated flooring.

This outstanding shower room is so exciting, we guarantee that you will be spending more time in this beautiful shower room than any other part of this flat!

The modern shower room has a shower cubicle with wall LED light, wall mirror light, hand wash basin and WC.

This property is on the doorstep to all the transport links of buses, trams and trains running regularly to central London and is very close to a large range of amenities as well as the Whitgift and Centrale shopping centres.

Only a stone throw away from West Croydon Railway Station and West Croydon Tram Stop.

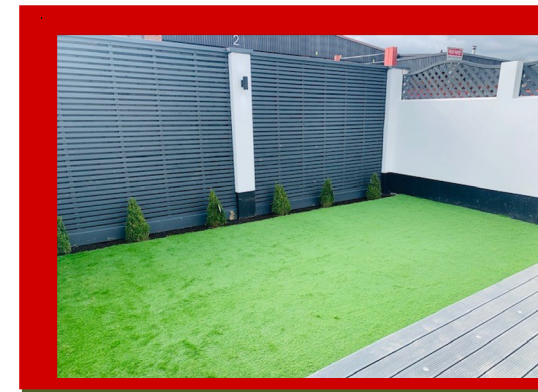
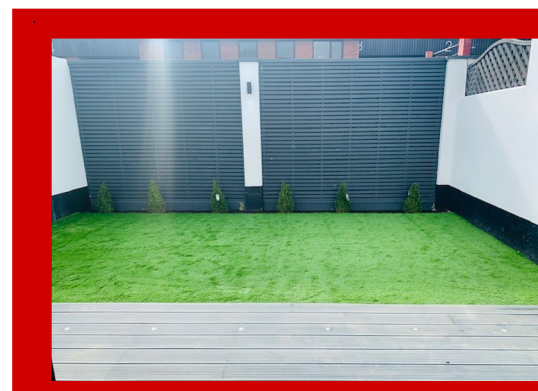
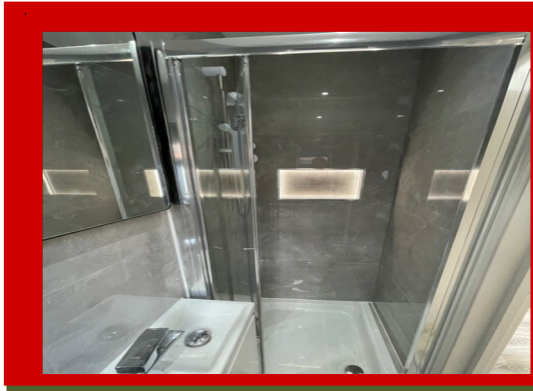
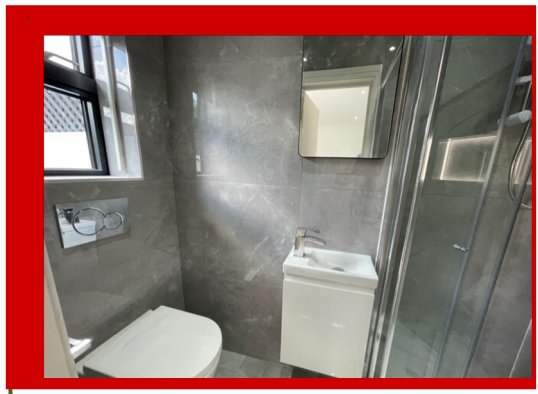
MOST BILLS INC.

AVAILABLE NOW!

SHARED GARDEN

NEWLY REFUBISHED

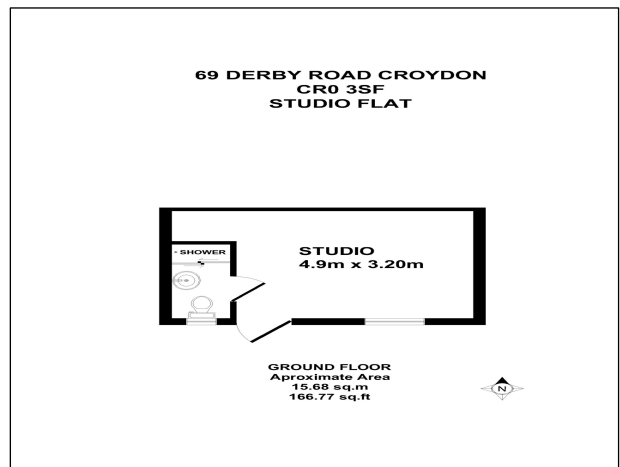
- Newly Converted
- Luxury Studio Flat
- Open Plan Living Space
- Fully Fitted Kitchen
- Luxury Designer Shower Room
- Electric Heating
- Double Glazed Windows
- Wooden Flooring
- Sought after location
- Located In Central Croydon
- Excellent Transport Links
- Shared Garden
- Most Bills Included



EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

MAP&POSTCODE: CR0 3SF



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