

**FOR SALE**



**Cherry Orchard Road, East Croydon**

**1 Bedroom, 1 Bathroom, Apartment**

**Guide Price £330,000**

**MARTIN&CO**





## Cherry Orchard Road, East Croydon

- Luxury 1 Bedroom Apartment
- Prestigious 'Morello' Development
- Hotel Style Finish
- Spacious Storage/Utility Room
- 16th Floor with Fantastic Views
- Cooling and Heating System
- Concierge & Resident's Gym

Forming part of the prestigious 'Morello' development, just a few moments walk from the favoured station at East Croydon, this lovely, light and spacious apartment would make a superb home for the busy commuter or an excellent investment property.

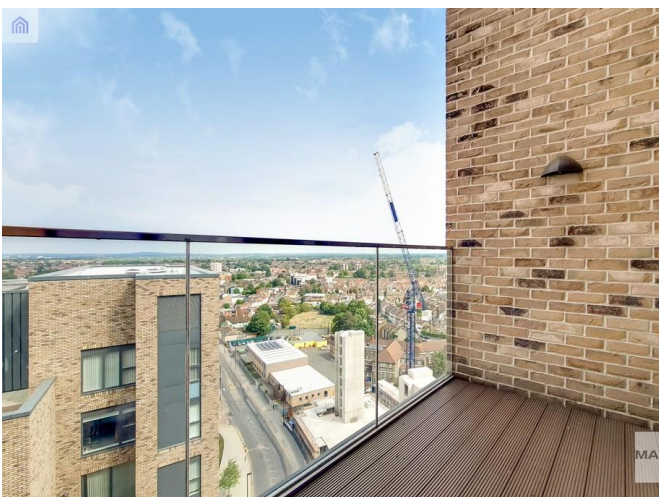
On the 16th floor, with far-reaching views, the flat affords an entrance hall with large storage/utility cupboard, a generously proportioned open plan living/dining room with luxurious fitted kitchen area, a private balcony, double bedroom with built-in wardrobe, and a smart modern bathroom/wc. Downstairs there is a large lobby with meeting area, and the property also benefits from the concierge service and use of the resident's gymnasium with a comprehensive range of machines and equipment in the adjacent block.

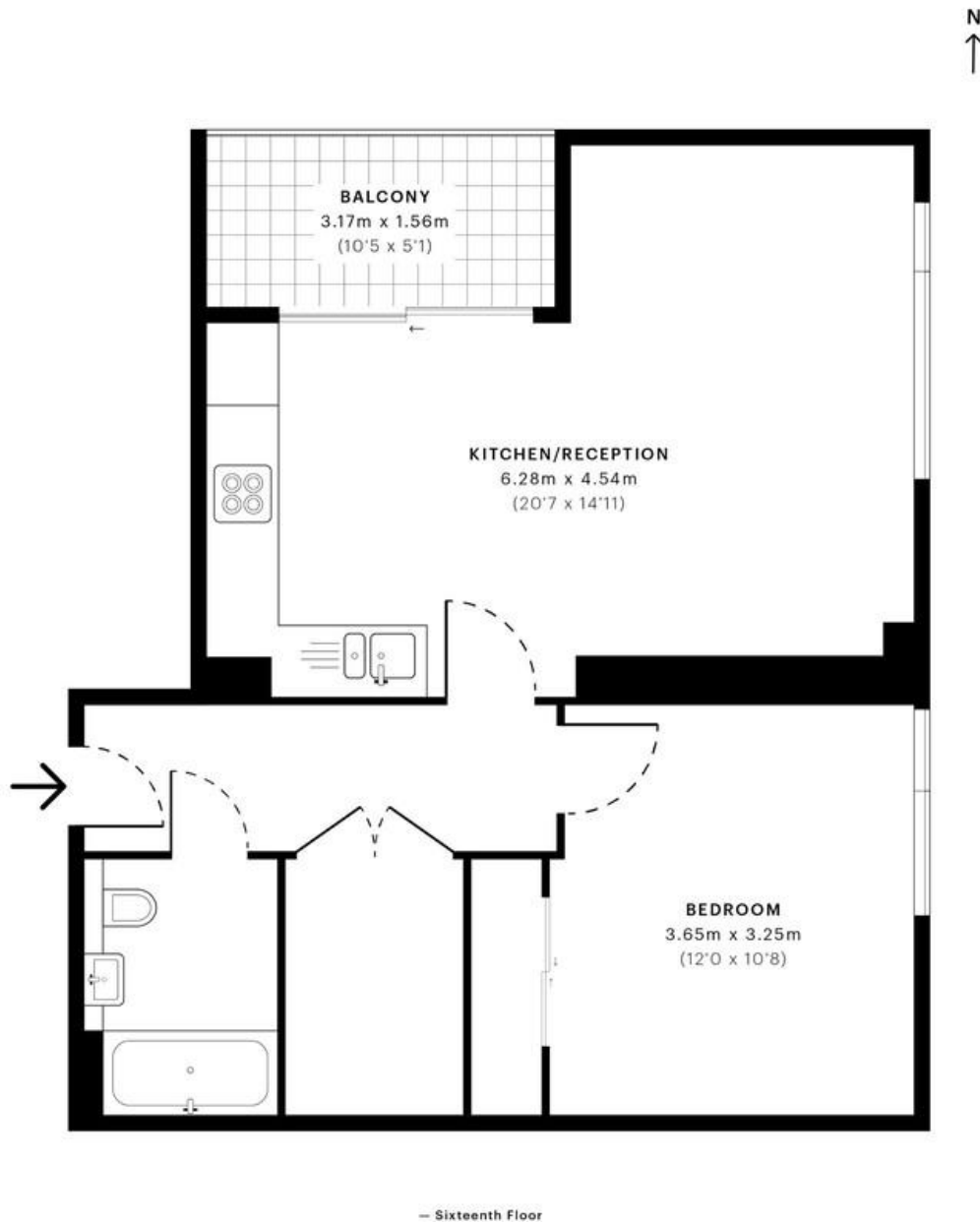
East Croydon Station is one of the busiest non-terminus stations in London, as well as in the United Kingdom as a whole and provides fast services into central London and out to Gatwick and the South coast. There is also a Tramlink stop at the Station which has a direct link to Wimbledon town centre, with its District Line London Underground Station.

There is a good selection of local stores and smaller supermarkets within easy reach on George Street. Nearby Boxpark offers an amazing range of bars and eateries whilst the town centre's main shopping and leisure facilities are just a 10 minute walk away.

Available with no onward chain, you should call Martin & Co Croydon now for an appointment to view!

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## Martin & Co Croydon

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