



PAUL GRAHAM



Flat 2, 14 Park Lane, Wallington, Surrey, SM6 0TN | Guide Price £209,000 Share of

Paul Graham are pleased to market this 1 bedroom ground floor conversion flat with a share of the freehold and allocated parking. Features include a bathroom with separate WC, L - shaped open plan lounge and kitchen and a double bedroom. Situated on the corner of Park Lane and Grosvenor Road close to Wallington Town Centre and all the local amenities including the train station.

COMMUNAL ENTRANCE

ENTRANCE HALL

SEPARATE WC

BATHROOM 6' 5" x 5' (1.96m x 1.52m)

OPEN PLAN KITCHEN/LOUNGE

KITCHEN AREA 9' 9" x 9' 6" (2.97m x 2.9m)

LOUNGE AREA 11' 10" x 6' (3.61m x 1.83m)

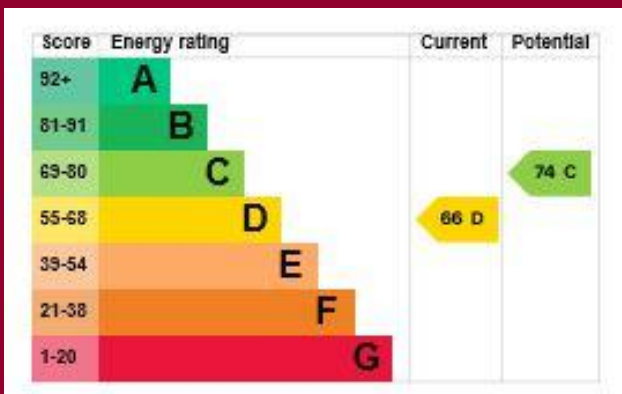
BEDROOM 11' 3" x 10' 8" (3.43m x 3.25m)

SHARE OF FREEHOLD

ALLOCATED PARKING



IMPORTANT NOTE: Paul Graham have not tested any services, heating system, appliances, fixtures or fittings. References to the tenure of a property are based on information supplied by the seller as Paul Graham have not had sight of the title documents. Neither has Paul Graham checked any existing or necessary planning consents, building regulations or rights of way. Prospective purchasers are advised to obtain verification from their solicitor or surveyor. PLEASE NOTE: All measurements are approximate and represent the maximum dimensions of any room (into bays and alcoves) and a margin of error should be allowed.



WALLINGTON

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