



52 Caraway Place  
Wallington, SM6 7AG  
Guide price £275,000



## 52 Caraway Place

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Cromwells Wallington are pleased to offer this well presented two bedroom first floor flat, situated in a desirable cul-de-sac in Wallington. This lovely property features a spacious reception room and a modern kitchen with integrated appliances, a contemporary bathroom suite and two good sized bedrooms. There is also an allocated parking space, plus visitors parking bays.

With excellent transport links nearby and the beautiful Beddington Park just a stone's throw away, you'll have the best of both worlds - a peaceful retreat with easy access to amenities and green spaces. Don't miss out on this great opportunity

### Accommodation

Security phone entry system, front door into communal hallway. Stairs to 1st floor. Front door into

#### Entrance Hall

Solid oak flooring, two built-in cupboards.

#### Open plan Living Dining Room

Electric heater, solid oak flooring, double glazed bay window to front aspect.

#### Kitchen

Range of modern gloss kitchen units and drawers, laminate worksurface, inset sink with mixer tap, integrated 'Bosch' oven and induction hob with extractor fan above, integrated washing machine, fridge freezer and





slimline dishwasher, double glazed window to front aspect, solid oak flooring.

#### Bedroom One

Built-in wardrobe, solid oak flooring, electric heater, double glazed window to front aspect



#### Bedroom Two

Solid oak flooring, double glazed window to front aspect, electric heater.

#### Bathroom

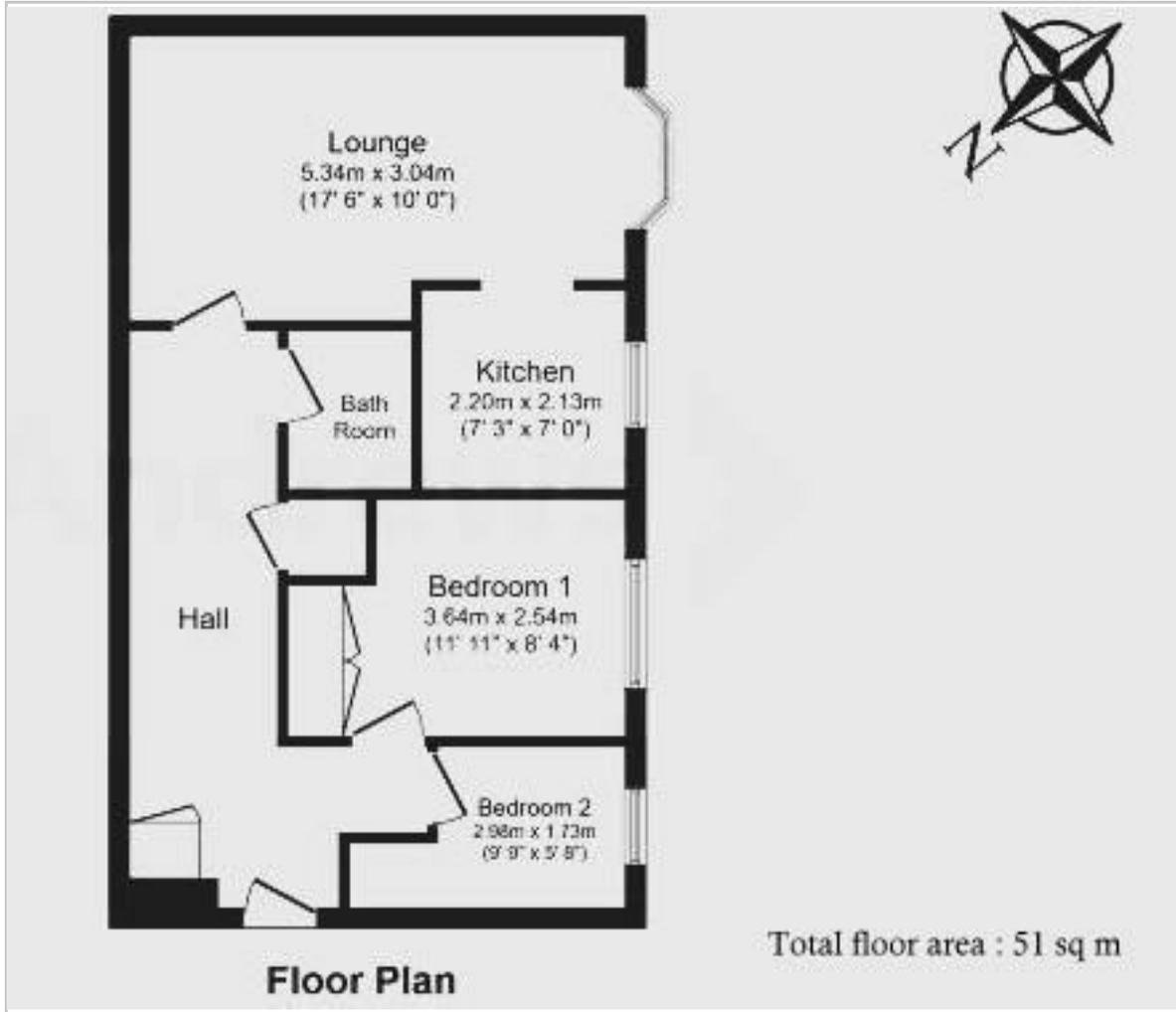
Modern three-piece suite comprising of panel enclosed bath with shower screen and chrome mixer tap, thermostatic shower, vanity wash handbasin with chrome mixer tap and storage below, WC, extractor fan, tiled walls and flooring.

#### Outside

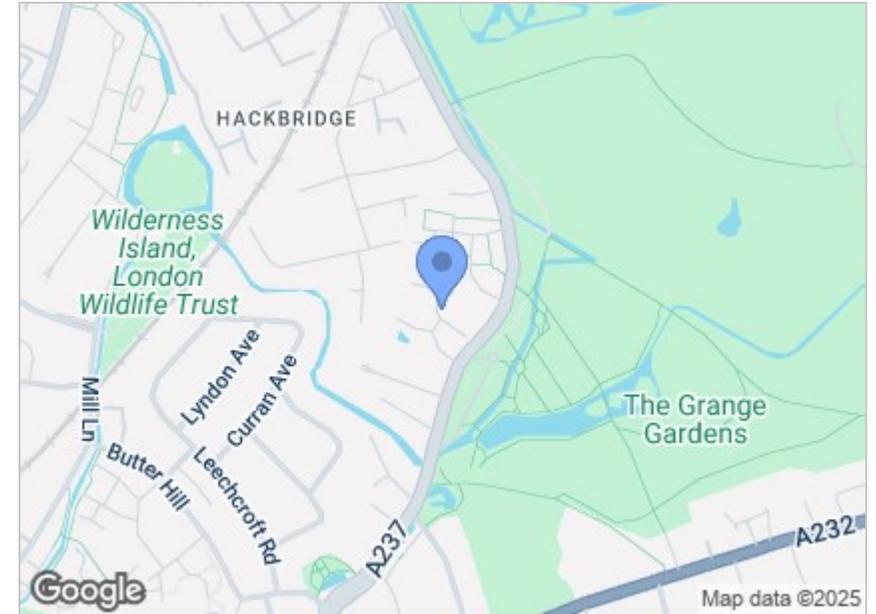
Residents allocated parking  
Visitors parking  
Well-kept communal grounds  
Secure, communal bike storage.



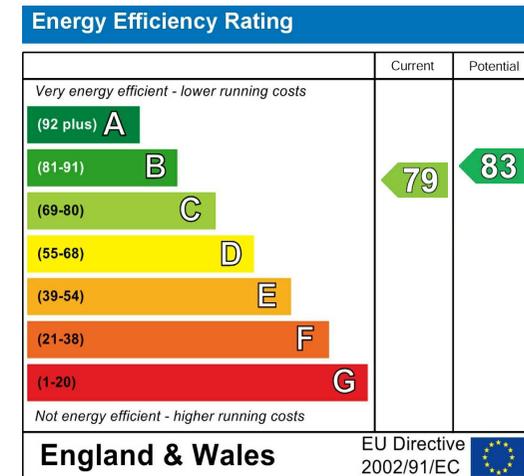
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Cromwells Office on 0208 647 4422 if you wish to arrange a viewing appointment for this property or require further information.

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