



Underwood Road Caterham CR3 6BB

www.jamesdeanproperty.co.uk



JAMESDEAN
ESTATE AGENTS

JamesDean are pleased to bring to the market this well presented two double bedroom first floor apartment with garage and parking conveniently located for Caterham Town Centre and Station.

Set in picturesque Underwood Road this two bedroom flat comprises of an entrance hall with access to all rooms, large master bedroom, a second double bedroom, modern bathroom, generously sized kitchen and a large living area with balcony. The property also offers residents parking and a



spacious garage.

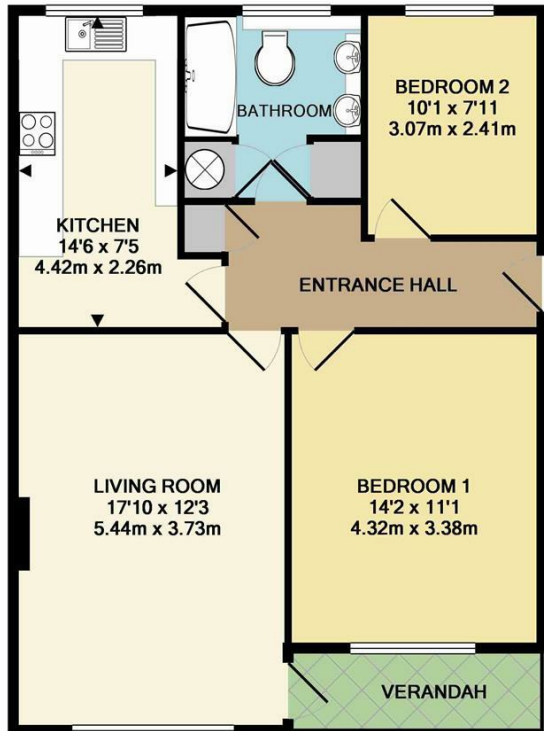
Caterham town centre provides a comprehensive range of local shops including Boots, Morrisons and Waitrose. There are also a good number of restaurants, cafes, and coffee shops. Local restaurants include Pizza Express, Cafe Nero and Crown and Pepper Steak House. Commuting to London from Caterham station takes under 30 minutes into Victoria and London Bridge.

Please call JamesDean on 01737 242 331 for further information and to register your interest.

£1,300 Per Calendar Month



Floor plan



OUTBUILDINGS
APPROX. FLOOR
AREA 128 SQ.FT.
(11.9 SQ.M.)

GROUND FLOOR
APPROX. FLOOR
AREA 716 SQ.FT.
(66.5 SQ.M.)

TOTAL APPROX. FLOOR AREA 844 SQ.FT. (78.4 SQ.M.)
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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	

Key information

Viewing: Strictly By Appointment

Fees

Please see below for fees relating to this property.

Reservation Fee

To secure a property through us you will be required to pay a weeks rent as a reservation fee. This takes the property off the market and starts the referencing process.

Move In Balance

On the day of move in you will be required to pay the remaining move in balance. This is as follows:

First Months Rent: £1,300 Per Calendar Month

Security Deposit: £1,500

Any questions please call your local branch.



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Please note that no appliances or systems have been tested. All measurements are approximate and must not be relied upon for any purpose. Any appliances listed in these details may not be included in the sale price. These particulars do not form any part of an offer or contract and their accuracy cannot be guaranteed. Lease information where applicable has been provided by the vendor. James Dean cannot be held liable if the information is incorrect.