



Burnell Road
Sutton, SM1 4EG
Offers over £220,000



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Nestled in a prominent and coveted position in Sutton, this spacious one bedroom first floor apartment offers just so much in this price range due to it's size. It really is a fantastic opportunity for you to move into what may be your first home, or even rent out if you are looking for that rock-solid investment, as this is a well regarded development is well looked after. What's more, the property is offered with no onward chain and in the sort of condition you can move in and start to enjoy immediately, with a spacious kitchen that has a great amount of workspace for you to really cook up a storm in. This generous sizes are consistent throughout, with a fantastic bedroom with lots of space for your large wardrobes and bathroom which serves all of the rooms. But we are saving the best until last! The wonderful lounge is the 'jewel in the crown', a room that has ample space for you to not just relax in and catch up on a good book or some great TV, but also prefect for you to have your friends and family come over and entertain in, as the room can easily accommodate a dining area. Being on the first floor, you also benefit from elevated views from the windows. On the outside, as we mentioned, the location is brilliant. A short walk to fantastic local amenities in Sutton with a fantastic selection of shops, restaurants and bars, with West Sutton, Common & Sutton mainline station whizzing you up to London in well under an hour door to door. The final piece of the jigsaw comes by the way of an allocated parking space.



FIRST FLOOR

Hallway

Living/Dining Room
14'7 x 10'6 (4.45m x 3.20m)

Kitchen
8 x 7'1 (2.44m x 2.16m)

Bedroom
11'7 x 9 (3.53m x 2.74m)

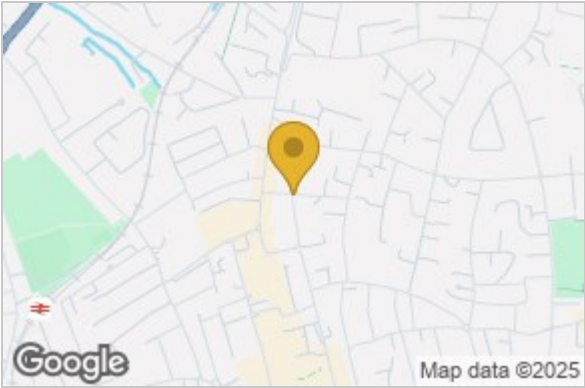
Bathroom
8 x 7 (2.44m x 2.13m)



OUTSIDE

Allocated Parking

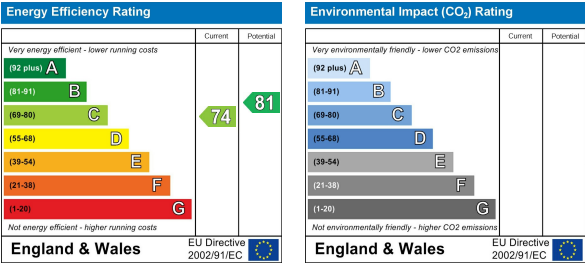
Area Map



Floor Plan



Energy Efficiency Graph



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