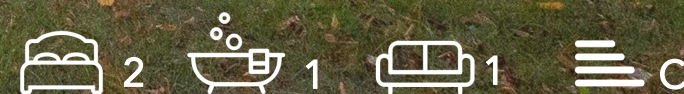


Butler's
thoughtful estate agency

Ringstead Road
Sutton, SM1 4SG
Offers in the region of £325,000



Ringstead Road, Sutton, SM1 4SG

Few apartments come to market that offer as much as Yeoman Court. Being such a great layout and size, you'll be amazed sitting in your spacious living room that doesn't just have ample room for you to sit back and relax in, but also has space for you to dine, whether it be with family or friends, grabbing breakfast with the kids before work or even when you throw one of your dinner parties. What's more, all the rooms are incredibly light and airy due to the large windows, with elevated outlooks across communal grounds. So, what about the rest of the rooms? Well you'll certainly not be disappointed with the modern kitchen that has more than enough space to cook up a storm in. When it's time to catch up on some sleep, we'll bet that you'll have an great nights sleep in your large master bedroom that is a sanctuary of style and peace - with you also having lots of space for your wardrobes. The second bedroom is also a fantastic size and one which is perfect for your kids or friends when they stay, and is certainly big enough for you to also set up your home office in, which is invaluable during these hybrid working times. All the rooms are served by a lovely family bathroom that you can really chill out and relax in after a hard day of zoom calls! Outside, the communal gardens wrap around the building, with the property featuring another big bonus - a garage en-bloc. Lastly we have to mention the location. Situated in a central Sutton position, yet equidistant to Carshalton, you are only a short distance from Sutton mainline station and the high street, with great shopping & amenities - and how can we not mention the schools? If needed, the kids will benefit from some of the finest education in the country!



FIRST FLOOR

Hallway

Living/Dining Room

14'10 x 11'11 maximum (4.52m x 3.63m maximum)

Kitchen

8'6 x 7'11 (2.59m x 2.41m)

Bedroom

11'11 x 11'10 maximum (3.63m x 3.61m maximum)

Bedroom

8'8 x 6'10 (2.64m x 2.08m)

Bathroom

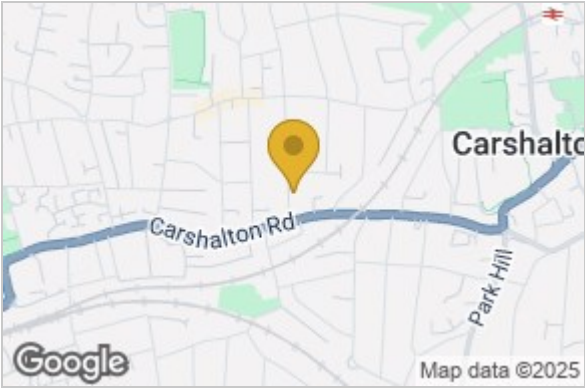
8'6 x 5'9 (2.59m x 1.75m)

OUTSIDE

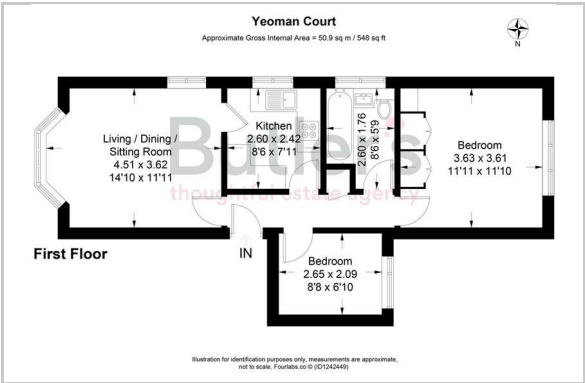
Garage En-Bloc

Communal Grounds

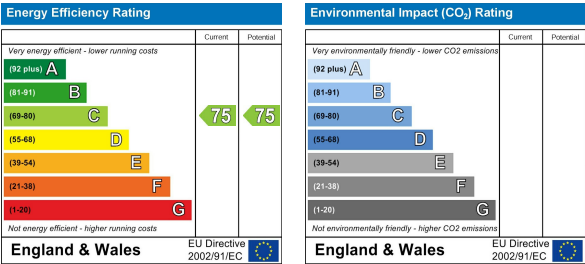
Area Map



Floor Plan



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.