

# Butler's

thoughtful estate agency



Sydney Road, Sutton, SM1 2QJ  
£1,700 Per month



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# PROPERTY SUMMARY

Welcome to this charming property located on Sydney Road in Sutton! This delightful mid-terrace house offers a perfect blend of comfort and style, ideal for those seeking a cosy yet spacious home.

Upon entering, you are greeted by two inviting reception rooms, providing ample space for entertaining guests or simply relaxing with your loved ones. The property boasts two well-appointed bedrooms, offering a peaceful retreat at the end of a long day. The 721 sq ft of living space provides a comfortable environment for you to make lasting memories with your family. The property also benefits from a ground floor bathroom.

Situated in a desirable location, this property offers convenience and accessibility to local amenities, schools, and transport links.

Don't miss out on the opportunity to make this house your home sweet home in Sutton.





## Sydney Road

Approximate Gross Internal Area = 67.0 sq m / 721 sq ft  
(Excluding Sheds)

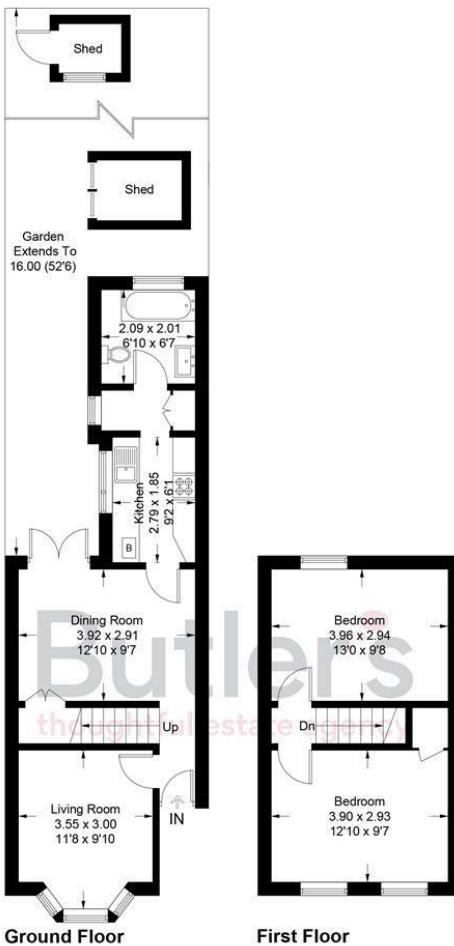


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1134352)



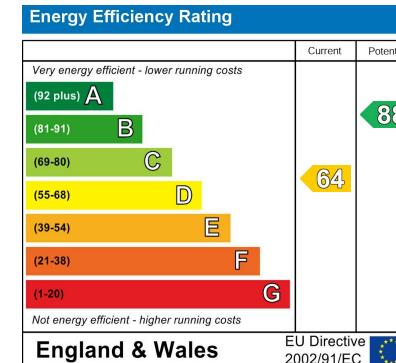
LOCAL AUTHORITY  
Sutton

DEPOSIT REQUIRED  
£1,961

PROPERTY AVAILABLE DATE  
26th November 2024

COUNCIL TAX BAND  
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VIEWINGS  
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

### OFFICE ADDRESS

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SM1 4FS

### OFFICE DETAILS

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