



## 9 Martlet Court Coulsdon Road

Caterham CR3 5ND

**£1,250 PCM**

PURE RESi are pleased to present this modern one double bedroom apartment, located on the third floor of the well-maintained Martlet Court development.

The apartment offers a bright and well-designed open-plan living area with direct access to a private balcony. The contemporary kitchen is fully fitted with appliances, including a washer/dryer and fridge/freezer. The bathroom is finished to a modern standard and features a shower over bath with screen enclosure. Velux windows throughout the property allow for an abundance of natural light, creating a bright and airy living environment.

Further benefits include allocated parking and a secure entry system for added peace of mind.

Martlet Court is a purpose-built apartment block situated in Caterham on the Hill, conveniently located within easy reach of Caterham mainline railway station, providing direct services to London Victoria and East Croydon. The property is also well positioned for access to Surrey National Golf Club, Coulsdon Common and Caterham High Street, which offers a range of shops, restaurants, bars and supermarkets.

PURE RESi homes are designed and built exclusively for renters. As a PURE RESi tenant, you will benefit from the reassurance of a professional landlord, longer-term tenancies, dedicated in-house management and maintenance teams, and access to a Tenant App providing essential documents, maintenance reporting and feedback tools – all designed to make renting straightforward and stress-free.

**Viewing**

Please contact Pure Resi on 01306 888000 to arrange a viewing appointment for this property or if you require any further information.

- Full Fibre Available - Up To 1600Mbps
- Open Plan Living Area
- Modern Fitted Kitchen
- Velux Windows
- Pre-Wired for SKY TV
- Built Exclusively For Renters
- Allocated Parking Space
- Council Tax Band C
- Private Balcony
- Third Floor



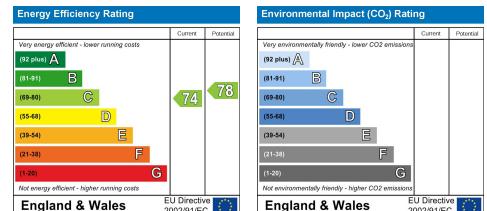
## Floor Plan



## Area Map



## Energy Efficiency Graph



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