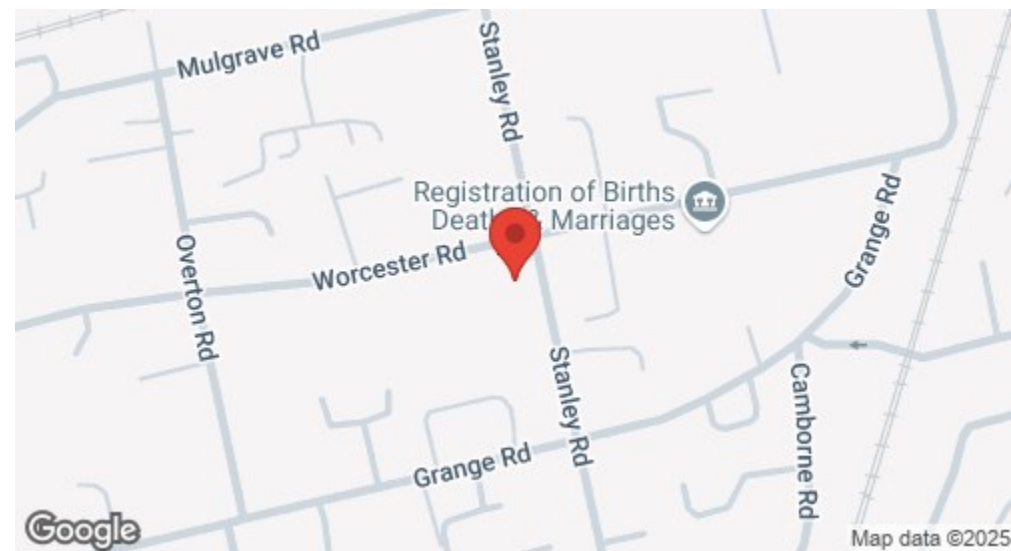


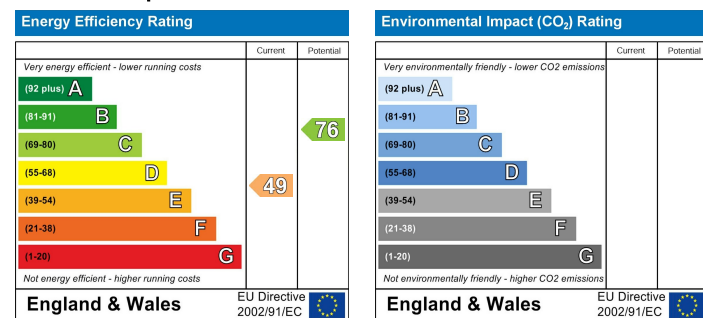
## Location



£1,650 Per Month - 18th January 2025  
Stanley Road, Sutton, SM2 6SF



## EPC Graph



### Important Note

Centro Residential Sales and Lettings limited have not tested any services, heating system, electrical system, appliances, fixtures and fittings, that may be included in this property and would advise interested parties to satisfy themselves as to their condition or investigating the presence of any deleterious materials.

Viewing: Strictly by appointment through:

CENTRO RESIDENTIAL SALES AND LETTINGS LIMITED

Tel: 020 8401 5000

E-mail: residential@centro.plc.uk

See a selection of our properties at [www.centro.plc.uk](http://www.centro.plc.uk)

## Description

- Split Level Maisonette
- Two Double Bedrooms
- Spacious Lounge
- Kitchen with Breakfast Bar
- Garage
- Communal Gardens
- Unfurnished
- EPC Rating E
- Council Tax Band C
- Ideal for Couples or Professional Sharers

## Features

- Gas Central Heating
- Double Glazing
- Neutral Decor

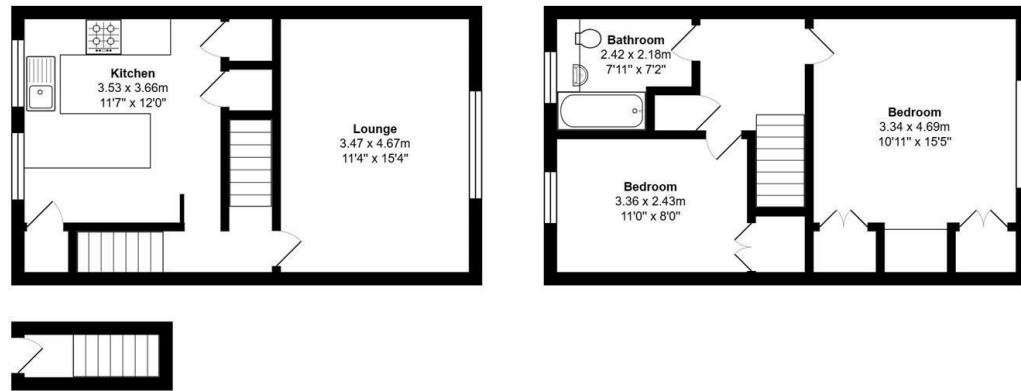
## What you need to know

- Term: 12 months
- Rent: £1650pcm exclusive of bills
- Security deposit: £1903.00
- Council Tax Band C
- Energy Rating: E



## Floor Plan

Stanley Court, Stanley Road, SM2 6SF



For illustration purposes only

All measurements are approximate and for display purposes only



All dimensions and measurements are approximate and for guidance only.

### *Just Centro's Opinion...*

Nestled on the sought-after Stanley Road in Sutton, this delightful two-bedroom maisonette offers a wonderful opportunity for couples or professional sharers in search of a comfortable and well-connected residence. With a generous living space of nearly 800 square feet, the property boasts a thoughtfully designed split-level layout that adds to its unique charm and character.

With its own private entrance, this charming property offers a sense of exclusivity and privacy. Upon entering, a staircase leads you to the first floor, where you'll find the kitchen and lounge. The welcoming reception room provides the perfect space for relaxation. The well-appointed kitchen boasts ample countertop space, a convenient breakfast bar, and plenty of storage, making it both practical and stylish.

Heading up to the second floor, you'll discover two bright and spacious bedrooms, each featuring fitted wardrobes for optimal storage. The modern bathroom is thoughtfully designed to meet your daily needs with style and functionality.

Other features include Garage, Communal Gardens, Permit Parking and Free Parking on local roads, Ample Storage, Gas Central Heating, Double Glazing and Neutral decor.

The location of this maisonette is particularly advantageous, with excellent transport links and local amenities just a stone's throw away. Residents can enjoy the vibrant community atmosphere of Sutton, with its array of shops, cafes, and parks, all within easy reach.

This property is perfect for those looking to enjoy a blend of comfort and convenience in a desirable area. Whether you are a couple starting your journey together or professional sharers, this maisonette on Stanley Road is sure to meet your needs. Don't miss the chance to make this charming home your own.

Offered unfurnished and available to view now.

## Additional Photos

