

2 bed apartment to buy in CR0

4 Saffron Central Square, Croydon, Croydon, ,, CR0 2FS

£185,000 Starting Bid

x 2 x 2 x 1

Tenure

Leasehold

Underground parking

Property features

- Being Sold via Secure Sale online bidding. Terms and Conditions
- 24 Hour Concierge
- Residents Lounge
- Residents Gym
- EPC Rating B

Key Information

- Council Tax: Band E
- EPC Rating: B
- Heating supply: Electric
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Good

Arrange a viewing

Vinny Dadhria
Branch Manager
London Auction

0207 867 3382
london@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Pattinson proudly presents this stunning two-bedroom, two-bathroom apartment in the sought-after Saffron Square development. Featuring a bright and spacious open-plan living area, a fully integrated kitchen, modern bathrooms, and a private balcony, this property is perfect for both owner-occupiers and investors alike.

A fantastic investment opportunity with an estimated rental income of approximately £2000 PCM.

Residents benefit from a concierge service, residents' gym, landscaped roof terraces, and an on-site Tesco Express. Ideally located just a short walk from East Croydon and West Croydon stations, offering excellent links to London Victoria, London Bridge, Gatwick Airport, and beyond.

Parking available on-site at approximately £160 PCM

Council Tax Band: E

Tenure: Leasehold

Length of Lease: 986

Annual Ground Rent Amount: £350.00

Annual Service Charge Amount: £7,371.00

Price: Starting Bid £185,000

Property Type: Apartment

Parking: Underground

Year built: 2013

Construction materials: Brick and block

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: Yes

Adaptations: Lift access

Restrictions: No

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

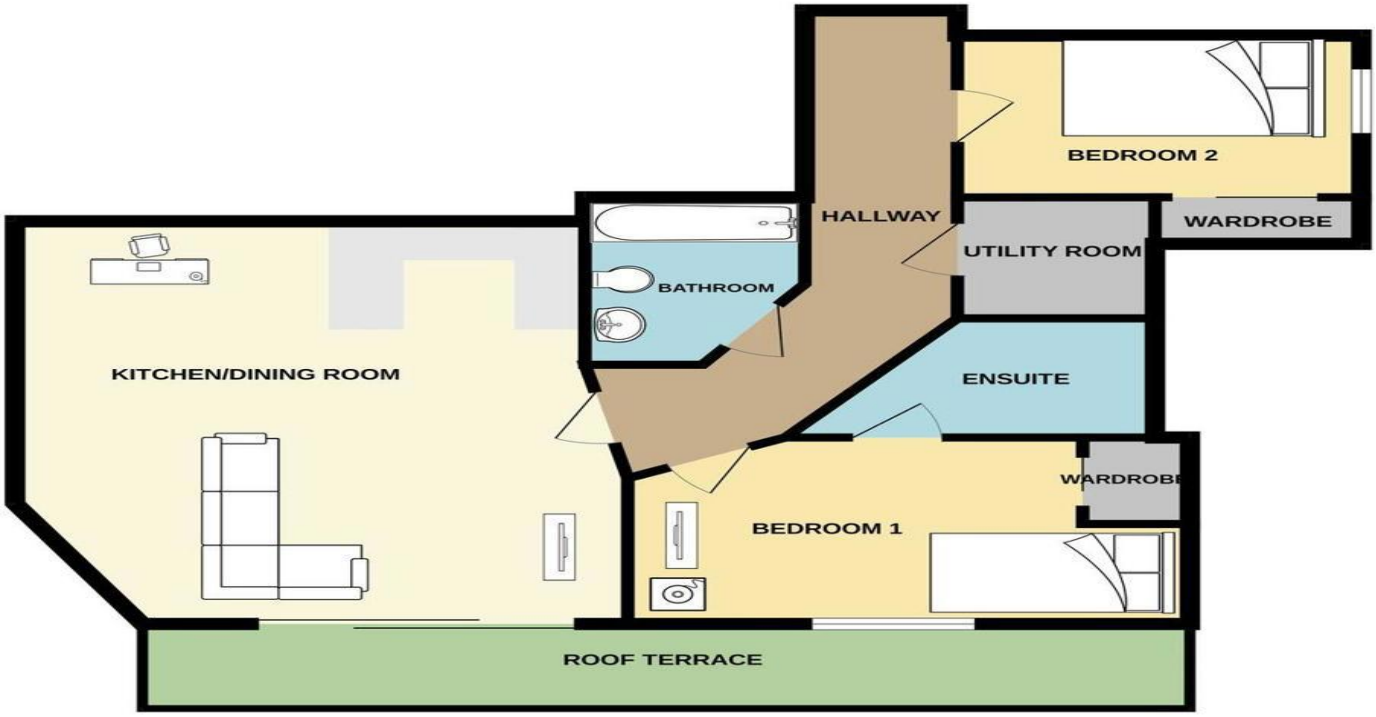
Water meter: Yes

Sewerage: Standard UK domestic

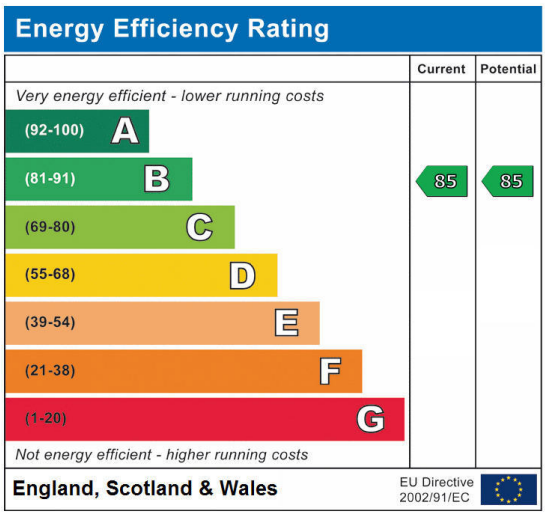
Air conditioning: No

Mobile signal coverage: Good

3RD FLOOR
818 sq.ft. (76.0 sq.m.) approx.



TOTAL FLOOR AREA : 818 sq.ft. (76.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Contact your local branch today for more information on this property:

Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0207 867 3382, london@pattinson.co.uk, www.pattinson.co.uk

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