

Freehold Residential Development Opportunity

Abbey Road, Croydon CR0

City & Counties
— Commercial —

020 8106 8666

Offers in Excess of £700,000



Freehold Residential Property with Development Potential

- New build scheme, a new dwelling to the rear or a large HMO may be feasible.
- Currently comprising of a residential dwelling (1206 sqft) with a garage to the rear.
- Located in a prime residential location in Croydon with excellent amenities nearby.

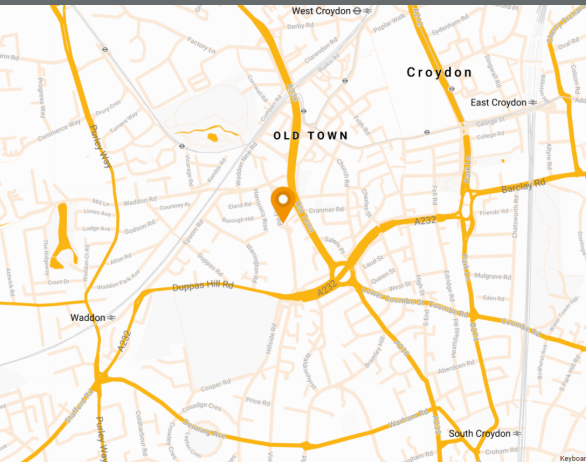


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Property Type

Development
Land



Price
£700,000



Size
0.07 acres



Tenure
Freehold



Planning
No



Borough
London Borough of Croydon



Tenanted
No



Nearest Station
Waddon Station (0.6 miles)



Local Amenities
Duppas Hill Park (0.2 miles), The Whitgift Shopping Centre (0.6 miles), Box Park (0.8 miles)



Use Class
Class C3 (Residential)

Description

An opportunity to purchase a residential premises with a detached garage to the rear in the London Borough of Croydon.

The site sits on the corner of Abbey Road, Croydon measuring approximately 2,900 sqft. The existing property comprises a 3 bed house measuring approximately 1206 sqft and a garage to the rear.

The site has significant development potential, for a new build scheme, an additional dwelling to the rear or a large HMO subject to planning permission. We encourage all interested parties to contact their own due diligence on the feasibility of the site.

Offers are encouraged on an unconditional basis only and vacant possession will be provided.

Location

55 Abbey Road, Croydon CR0 1RW

The site sits on the corner of Abbey Road and is located in the London Borough of Croydon. The site is situated in a residential location and is close to Central Croydon which plays host to a wide range of amenities including Box Park, Centrale and Whitgift Shopping Center.

West and East Croydon Station are only a short walk away providing trains to London Bridge and Victoria in 12 minutes. Waddon Station is located a few minutes' walk away and provides trains to London Bridge in 22 minutes. Additionally, moments away from the site is Reeves Corner and Church Street Tram Stops which provides access to Elmers End in 23 minutes.

With Duppas Hill Park being a moment's walk away, and the various local amenities nearby, this location is perfect for young families, professionals and commuters.

Plans



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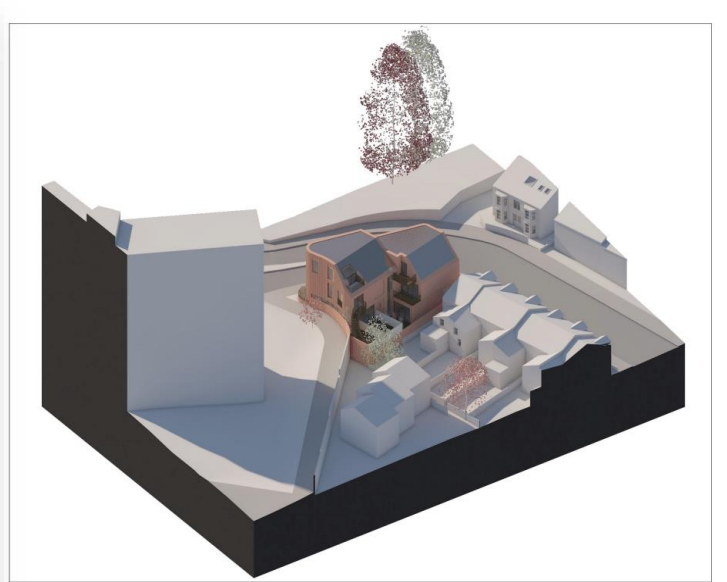
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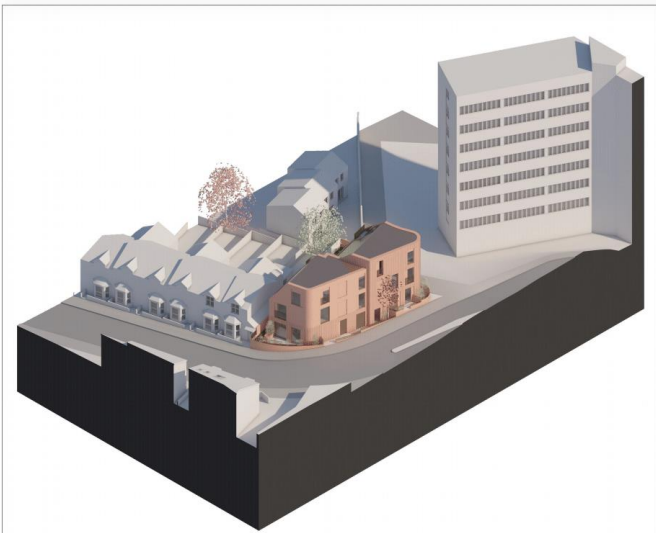
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Rear-view Isometric of Option 01 - 6 Units



Front-view Isometric of Option 01 - 6 Units



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