



Norwood Road SE24
£675,000

0208 702 9555
pedderproperty.com

pedder



In general

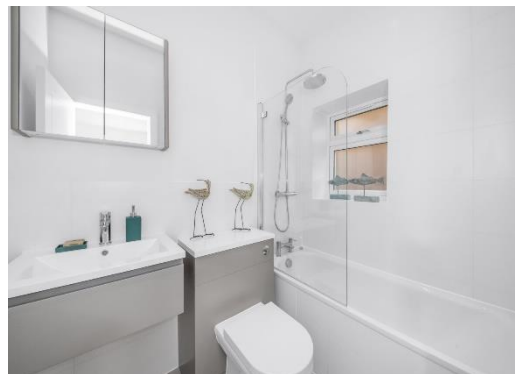
- Three Double Bedrooms
- Private Garden
- Newly Refurbished To High Standard
- Offered Chain Free
- Two Bathrooms
- Open Plan Kitchen/Lounge
- Share of Freehold
- Excellent Transport Links

In detail

Pedder are delighted to offer to the market this newly refurbished 3 double bedroom garden flat for sale on Norwood Road SE24.

This High Specification flat is offered Chain Free and ready to move into. The 842 sq ft accommodation comprises entrance hall with 2 good sized storage cupboards, principal double bedroom with large bay window to the front bay and two built in double wardrobes, en suite bathroom with a stylish suite, 2 further double bedrooms and a shower room, utility closet with built-in washer/dryer, to the rear of the property is a large kitchen/reception room with a vast range of modern wall/base units and integrated appliances and the reception area has ample space for a large dining table & chairs, and a full wall of bi-folding windows lead to the private rear garden which is mainly laid to lawn. The property further benefits from being a Share of Freehold.

Central Herne Hill offers a popular range of restaurant & shopping amenities, railway station (Victoria, Thameslink, Blackfriars) and the vast expanse of Brockwell Park with its cafe & lido. EPC: C.



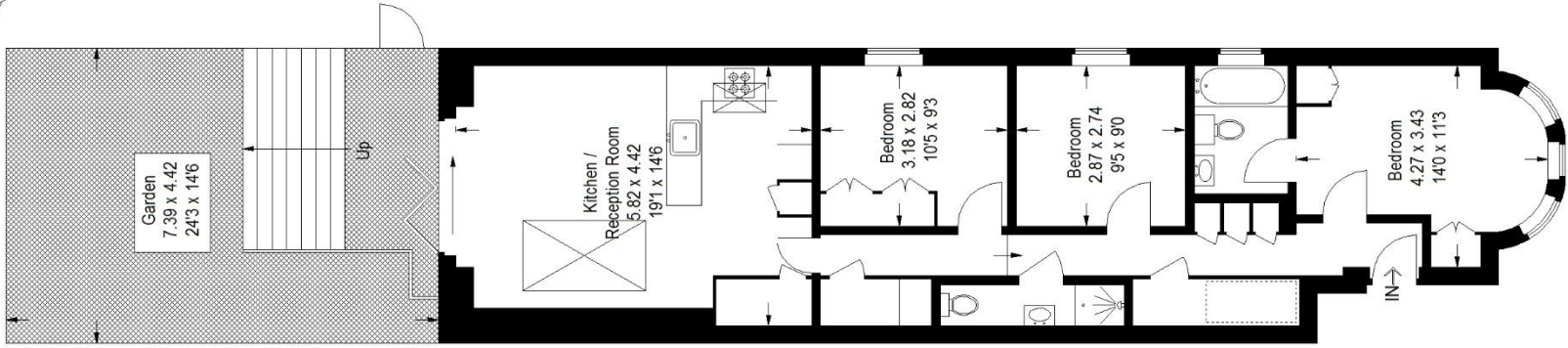
Floorplan

Norwood Road, SE24

Approximate Gross Internal Area
78.2 sq m / 842 sq ft



--- = Reduced Headroom Below 1.5 M / 5'0"



Ground Floor

Copyright www.pedderproperty.com © 2021
These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, snipes and compass bearings before making any decisions reliant upon them.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | 79 C | 69 C |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

Pedder Property Ltd trading as Pedder for themselves and for the vendor/landlord of this property whose agents they are, give notice that (1) these particulars do not constitute any part of an offer or contract, (2) all statements contained within these particulars are made without responsibility on the part of Pedder or the vendor/landlord, (3) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (4) any intending purchaser/tenant must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (5) the vendor/landlord does not make or give either Pedder or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.