



Meeting House Lane SE15  
OIEO £375,000

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# In general

- One double bedroom
- Period conversion
- Potential to extend STPP
- Excellent transport links
- Recently modernised
- EPC Rating: D

## Our Vendor says...

*"We love living in Peckham. Our favourite places to eat are Kudu, Peckham Bazaar, Artusi and Salas' Wraps. For coffee/brunch we love Blackbird Bakery and Crane's Kitchen at South London Gallery"*

*"There are some great local pubs, including the Prince of Peckham, and some amazing rooftop bars (Frank's, Forza Win, Bussey Building). Our favourite places to go include Peckhamplex cinema, Burgess park (on foot via the canal) and the Farmers' Markets at Telegraph Hill and Peckham Square."*

# In detail

Charming and spacious one double bedroom period conversion on this popular road in the heart of Peckham

Meeting House Lane is enviably located north of Queens Road and offers easy access into The City and Canary Wharf from Peckham Rye station (0.7 miles) and Queens Road, Peckham station (0.4 miles) as well as excellent bus connections into neighbouring New Cross, Camberwell and up the Old Kent Road. There are a host of local bars, eateries and shops nearby as well as local parks and green spaces.

Boasting 600 Sq Ft of internal space with high ceilings and potential to purchase and extend into the loft space. There is a modern bathroom, a refurbished eat-in kitchen, a separate 16x11 ft reception room as well as a good-sized double bedroom with floor-to-ceiling wardrobes.



# Floorplan

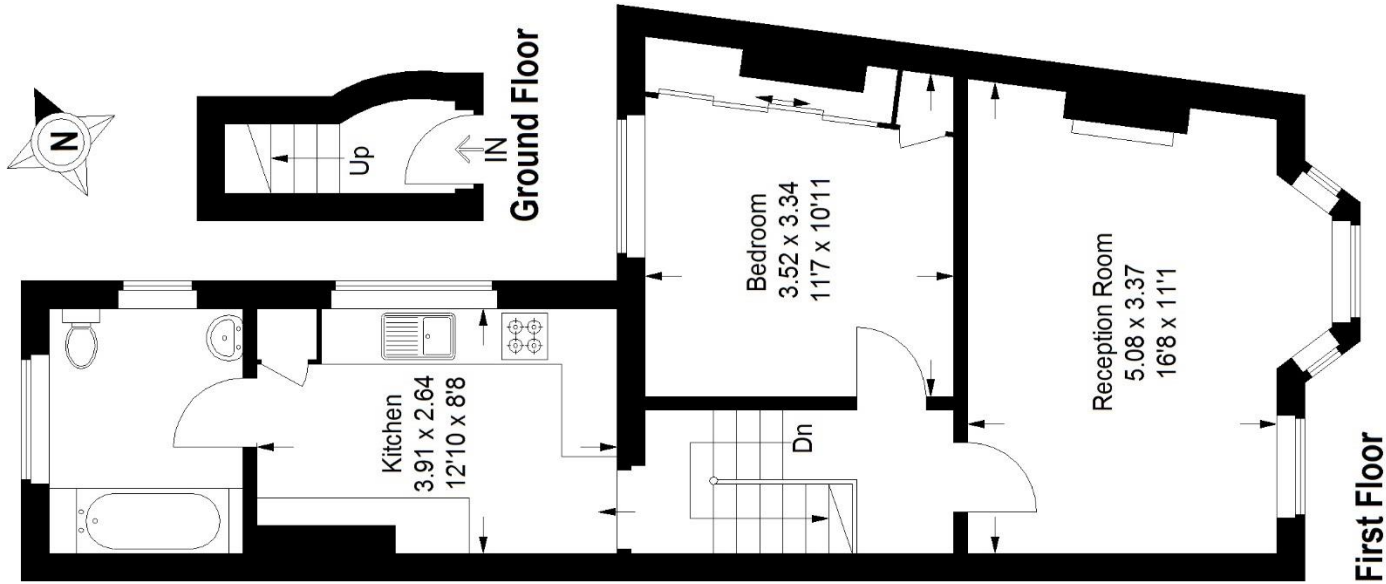
## Meeting House Lane, SE15

Approximate Gross Internal Area

Ground Floor = 2.3 sq m / 25 sq ft

First Floor = 53.4 sq m / 575 sq ft

Total = 55.7 sq m / 600 sq ft



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	63   D	79   C
39-54	E		
21-38	F		
1-20	G		

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