



Rosendale Road SE21
£375,000

020 8702 8111
pedderproperty.com

pedder



In general

- A 1st floor period conversion flat for sale set within a very attractive Victorian house
- Upgraded and modernised to a very high standard
- 1 double bedroom
- Lounge/dining room
- Integrated kitchen, modern bathroom
- Particularly high ceilings and large sash windows creating very light and bright living space.
- Beautifully presented throughout.
- Highly sought after location
- Attractive rear garden (shared with 1 other apartment)
- Offered with no onward chain

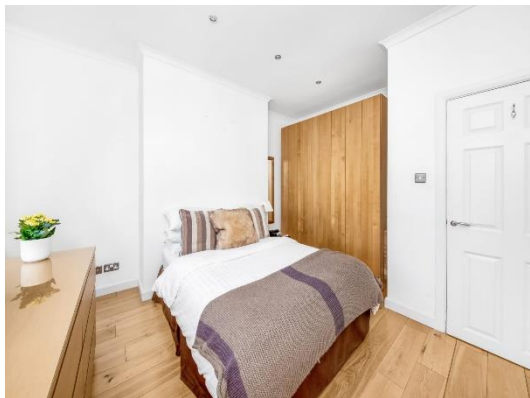
In detail

A 1st floor period conversion flat for sale set within a very attractive Victorian house, located on this popular residential road in West Dulwich.

The property has been upgraded and modernised to a very high standard creating a beautifully presented interior. The apartment benefits from particularly high ceilings and large sash windows throughout creating a very light and bright living space. The spacious accommodation comprises double bedroom, lounge/dining room, integrated kitchen and modern bathroom. Externally to the rear there is an attractive garden (shared with one other apartment).

Rosendale Road is very well located for access to West Dulwich and Dulwich Village with their numerous boutiques, cafes, restaurants and popular parks. Local shops and restaurants can also be found nearby in Rosendale Road and Park Hall Road. Excellent rail links to central London are from West Dulwich (Victoria/Blackfriars), Tulse Hill (London Bridge/Blackfriars) and West Norwood (London Bridge/Victoria).

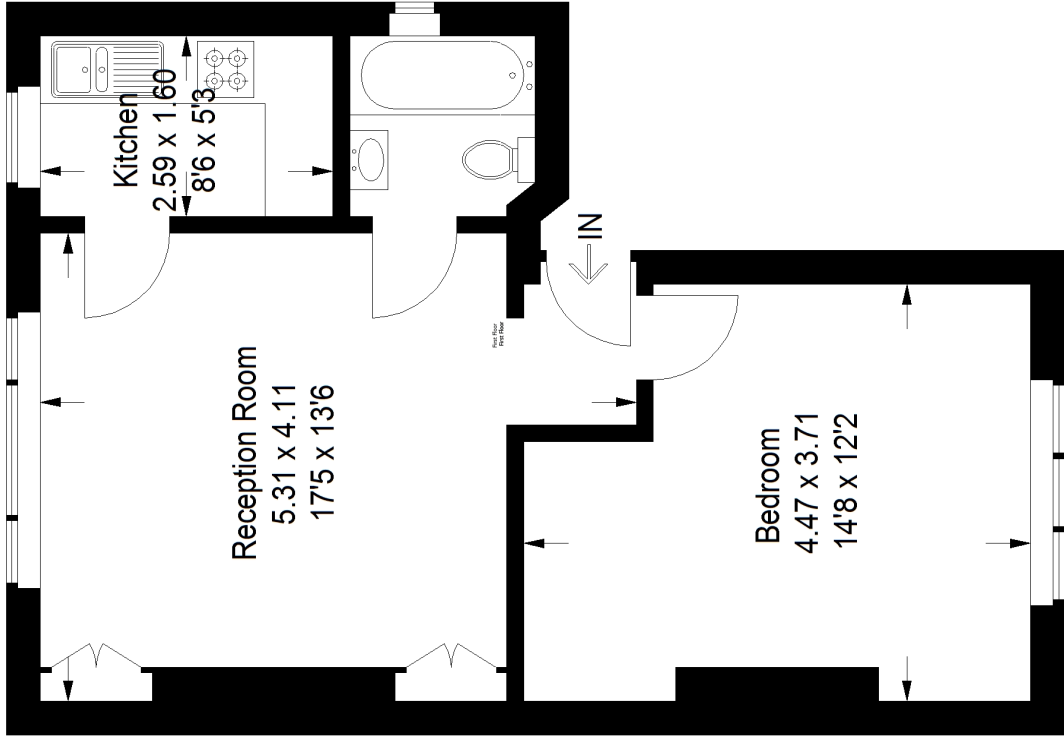
The property is offered with no onward chain and internal viewing is advised.



Floorplan

Rosendale Road SE21

Approximate Gross Internal Area
42.2 sq m / 454 sq ft



First Floor

Copyright www.pedderproperty.com © 2022
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, shapes and
compass bearings before making any decisions reliant upon them.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	64 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.