



Marlow Road SE20
Guide Price £350,000-£375,000

0208 702 9333
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In general

- Ground floor maisonette
- A share of the freehold
- Two bedrooms
- Modern kitchen and shower room
- Direct access to garden
- Private entrance
- Well connected for transport links
- Tastefully decorated

In detail

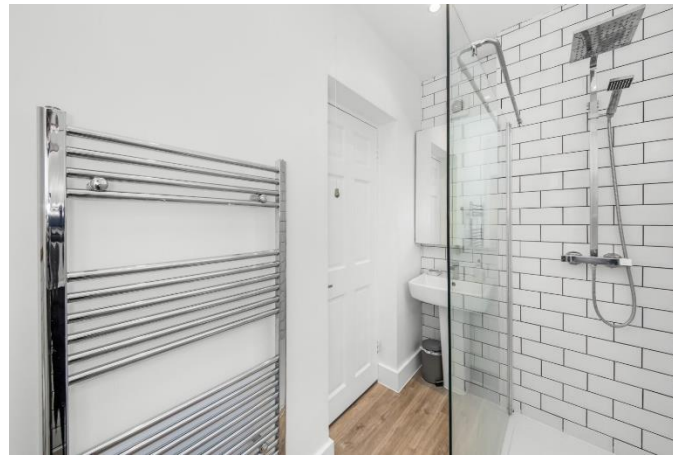
A well presented two bedroom ground floor Victorian maisonette positioned on a popular road nearby multiple transport options.

This warm and inviting, brick-fronted property is accessed via a private entrance and offers an immediately enjoyable space for a new owner.

Highlights include a share of the freehold (with an exceptionally long underlying lease), a modern separate kitchen with solid wood surfaces, a recently upgraded shower room with metro tiling, double glazing throughout, a new boiler (with warranty), and direct access to a sunny garden with a south-easterly aspect.

Marlow Road is well served by a number of rail links including Kent House, Birkbeck, Anerley and Norwood Junction (fast to London Bridge), as well as various amenities.

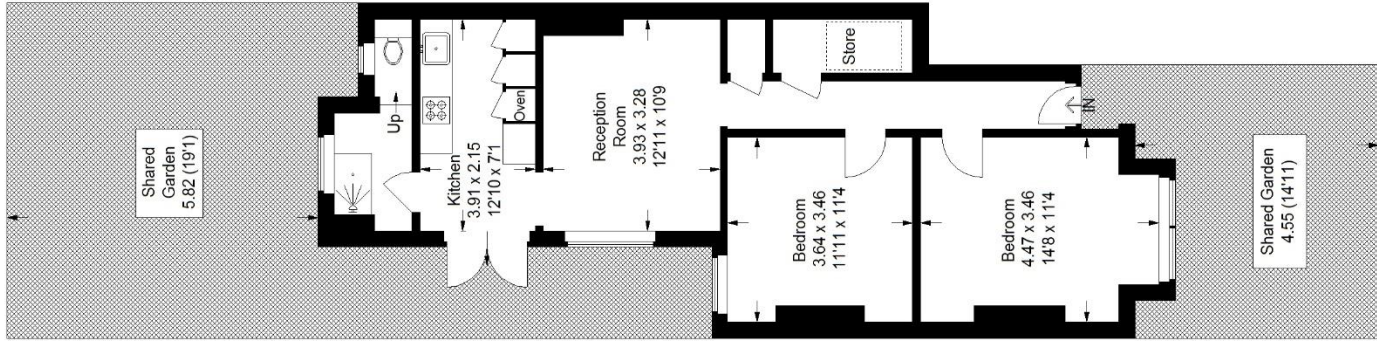
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Floorplan

Marlow Road, SE20

Approximate Gross Internal Area
65.5 sq m / 705 sq ft



Ground Floor

= Reduced headroom below 1.5 m / 5'0
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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		
55-68	D	68 D	74 C
39-54	E		
21-38	F		
1-20	G		

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