



Harpenden Road, SE27
£525,000

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In general

- Period conversion
- Three bedrooms
- Large lounge
- Fully fitted kitchen-diner
- Modern bathroom
- Split level
- Boasting over 1019 internal sq. ft
- Close to excellent transport links

In detail

A well presented, spacious, bright and airy three bedroom split level flat on the popular Harpenden Road, a quiet residential road in West Norwood, SE27.

Located just off Norwood road, boasting over 1019 internal sq. ft, the property comprises a large front reception room, three double bedrooms, modern fully fitted kitchen/diner and a luxury bathroom. Offers a contemporary and stylish presentation of a property type which is high in demand.

West Norwood High Street is close by with numerous shops, cafes and restaurants. Both Herne Hill and Dulwich Village are also easily accessible with their outstanding schools and popular parks. Rail links to central London are from nearby Tulse Hill (London Bridge/Blackfriars) and West Norwood (London Bridge/Victoria).

Early viewing highly recommended.

EPC: E | Council Tax Band B | Lease: 961 years remaining | SC:£0 | GR:£0 | BI:£866.65 per household



Floorplan

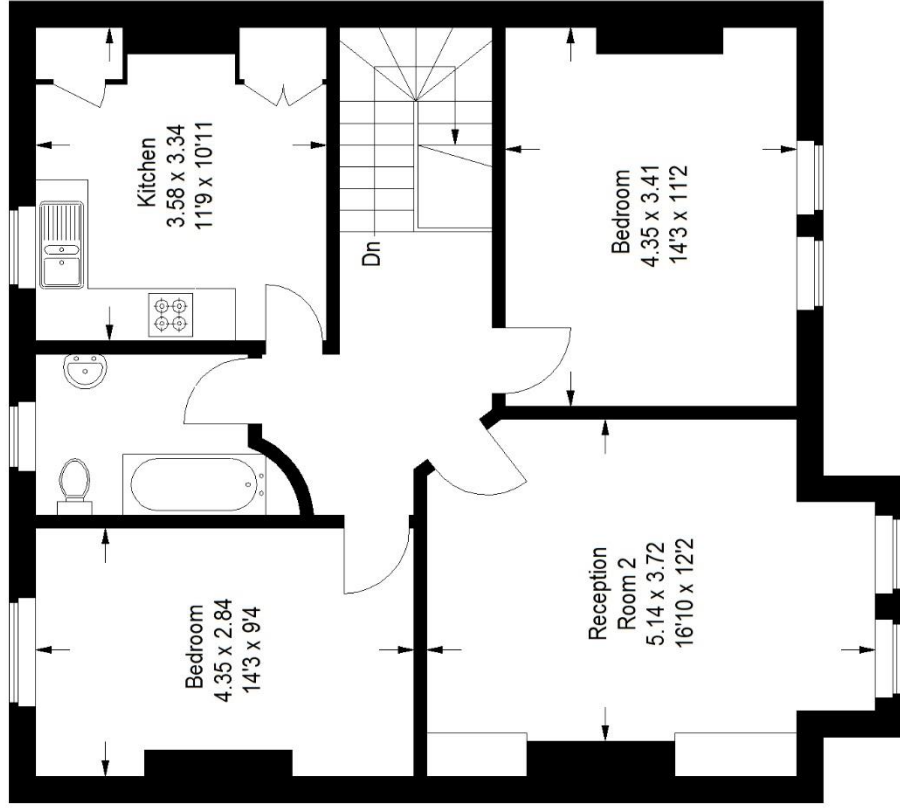
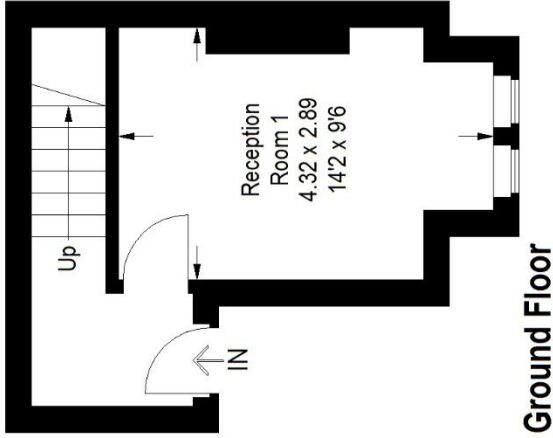
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Approximate Gross Internal Area

Ground Floor = 17.3 sq m / 186 sq ft

First Floor = 77.4 sq m / 833 sq ft

Total = 94.7 sq m / 1019 sq ft



First Floor

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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		79 C
55-68	D		
39-54	E	43 E	
21-38	F		
1-20	G		

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