



Anerley Road, Anerley

Asking Price £374,995



Property Summary

A stunning, CHAIN FREE, TWO BEDROOM, COMPLETELY RE-FURBISHED THROUGHOUT, APARTMENT set to the rear of a Court, located close to the forever trendy Crystal Palace Triangle, not forgetting two mainline stations just up the road the location can not be improved. Walks in the park, films at the Everyman Cinema, food and drinks with friendsit's all just a stone's throw away. Ideal for first time buyers, this property is stunning and contemporary upon entrance. The property benefits from spacious accommodation all on one floor, beautiful proportions, amazing natural light, double glazing, gas central heating and more. The details include but are not confined to: a fabulous lounge flowing into a kitchen area measuring in excess of 22ft with a dual aspect double glazed windows flooding the room in light, neutral decor and gorgeous fitted wood floors, spilling into the fitted kitchen which offers a range of glossy champagne coloured units, contrasting splashback and floors, integrated stainless gas oven, electric oven. Two generous sized bedrooms BEDROOMS with fitted carpet, neutral decor and large double glazed windows. The bathroom has been beautifully completed, providing a crisp white three piece suite. Its amazing how quiet this property is, considering the location of the block. We believe this is a rare and unique opportunity and politely request you book an appointment to view - 020 8659 1005.

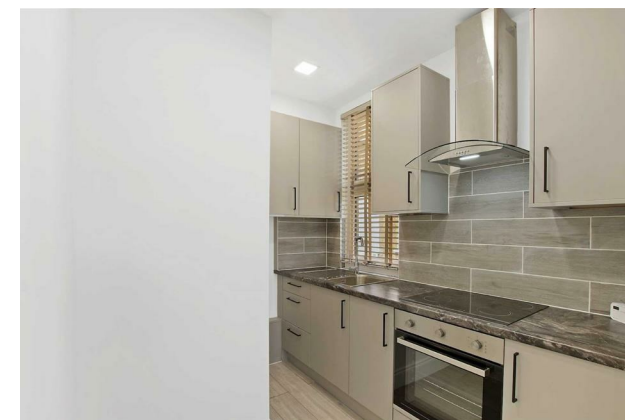
Penge Sales
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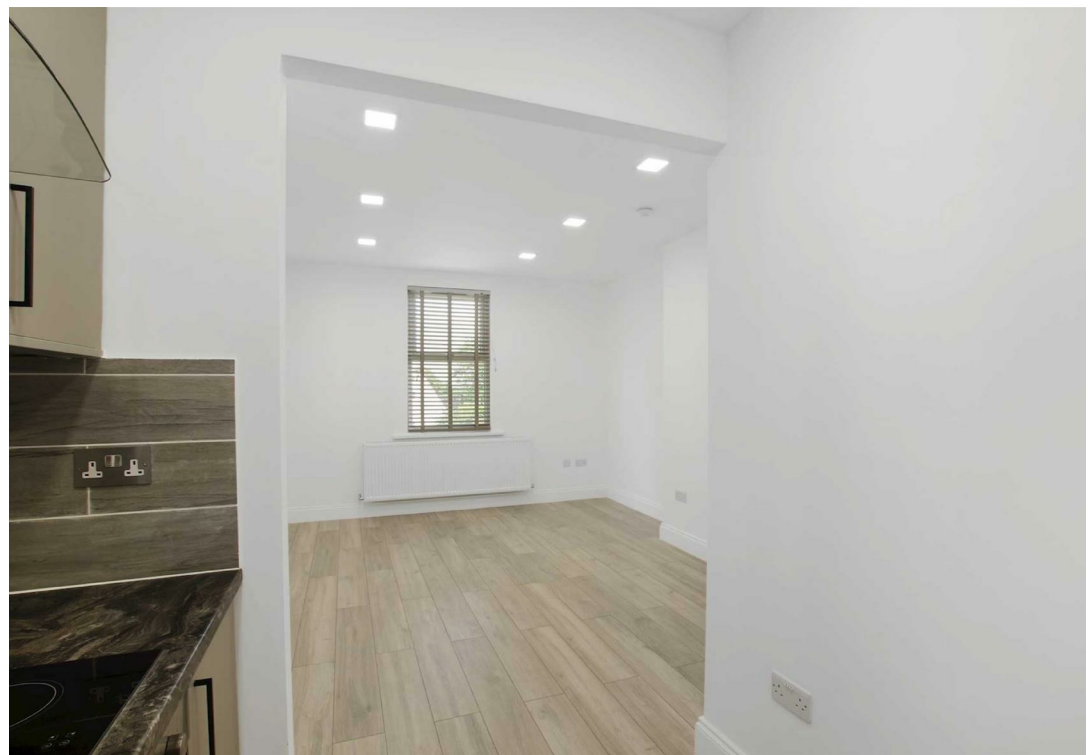
Property Summary

- TWO BEDROOMS
- Fabulous location
- Spacious accommodation
- CHAIN FREE
- Ideal first time buy
- Close to Crystal Palace
- Double glazed & GCH
- Long lease
- RE-FURBISHED THROUGHOUT
- Not to be missed!

Our Vendor Loves...

" We have re-furnished this property with lots of love and plenty of attention to detail. Its a wonderful home for any person. And because we are at the back of the building its so quiet. Everything is new!"







UPPER GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 581 SQ FT

APPROXIMATE INTERNAL FLOOR AREA: 581 SQ FT / 53.8 SQM	Lytton Court
DISCLAIMER: Floor plan measurements are approximate and for illustrative purposes only. We do not warrant the accuracy or completeness of the information provided. It is recommended that you conduct a careful, independent investigation of the property in respect of any intended purchase.	22/02/2022
	photoplan

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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