



Harold Road, SE19  
OIEO £525,000

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# In general

- Luxury two bedroom apartment
- Small boutique development
- Highly regarded location
- No onward chain
- Generous covered balcony
- Moments from central Crystal Palace

# In detail

A smart two bedroom, two bathroom apartment forming the first floor of a small boutique development moments from central Crystal Palace.

The development was build completed approximately four years ago and has been finished to a high standard, offering contemporary fittings and immediately enjoyable accommodation. The reception room is socially open-plan to the kitchen which includes integrated appliances and provides an ideal entertaining space, whilst the main living space benefits from engineered solid oak flooring and double doors to a generous covered balcony, surrounded by lush greenery. Both of the bedrooms are double and have Juliette balconies, the second complete with an abundance of fitted storage, and the master with a beautifully finished en suite shower room. Further notable features include a fully-tiled bathroom with a heated towel rail, a large hallway storage cupboard, stylish décor throughout, and six years remaining New Homes warrantee.

Harold road is a highly regarded residential street primarily served by both Crystal Palace and Gipsy Hill rail links. There is a large recreation green nearby which is perfect for morning jogs or a pleasant stroll, whilst the vibrant Triangle at the centre of town is very easily accessible.

No onward chain.

EPC: B | Council Tax Band: C | Lease: 994 years remaining | SC: £120pm | GR: £500pa | BI: Included in service charge

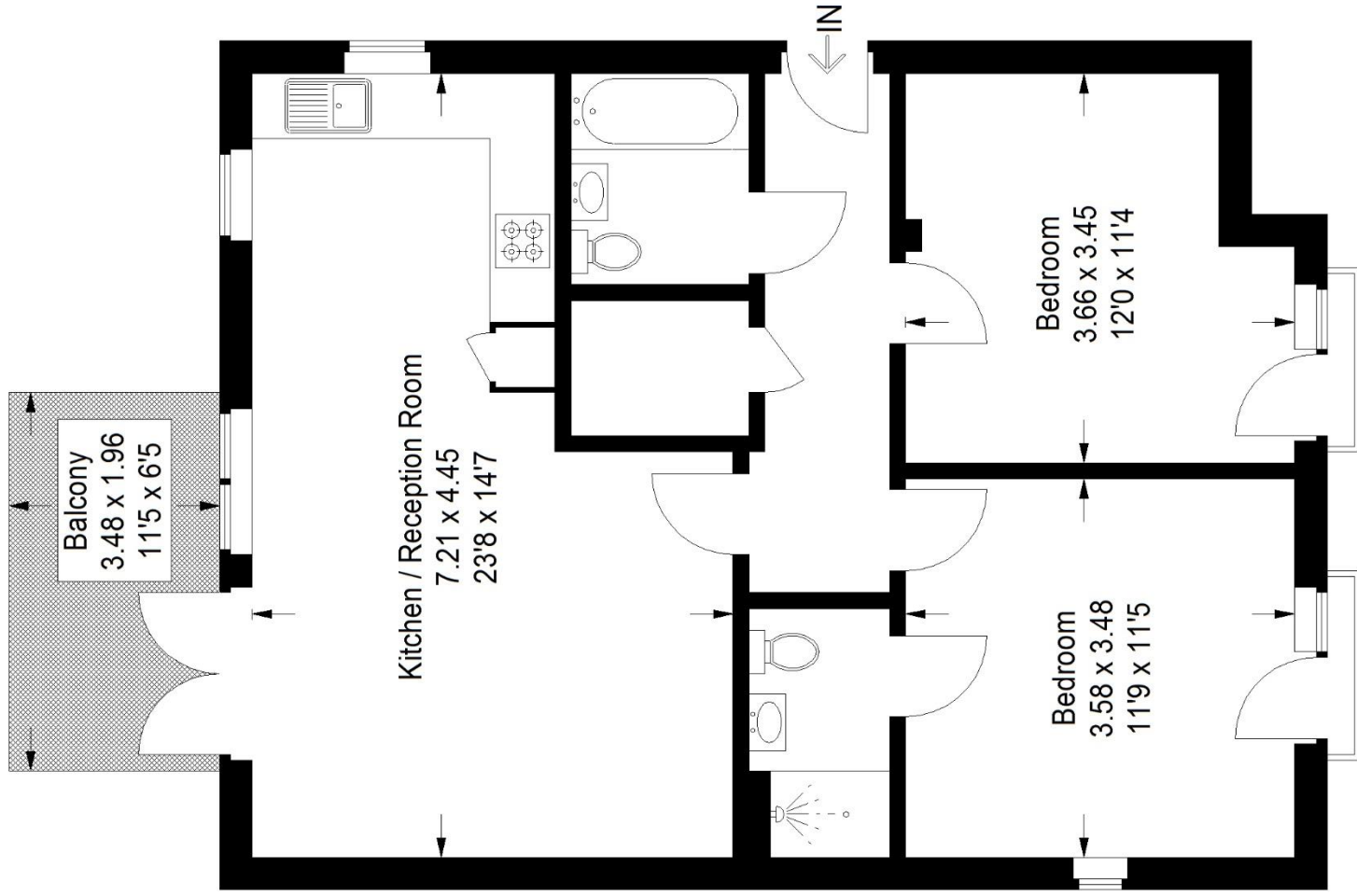


# Floorplan

Harold Road, SE19

Approximate Gross Internal Area

69.7 sq m / 750 sq ft



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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	85 B	85 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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