



Sydenham Road, SE26
£235,000

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In general

- First floor maisonette
- Private entrance
- 16'9 ft reception
- Seperate kitchen
- Bathroom
- Double bedroom
- Plenty of storage
- No onward chain
- Very close to amenities

In detail

A light and bright one bedroom purpose built maisonette conveniently placed for amenities and within proximity of several open green spaces.

Located on a residential road, this property benefits from a separate modern kitchen, bathroom, a double bedroom with plenty of storage and a generous 16'9ft reception room.

Other notable features include a large loft space, a long lease, and a garage. This location works well for access to a variety of shopping and leisure choices along Sydenham High Street and Bell Green, and handy outlets within the immediate vicinity. Transport links include Lower Sydenham (Charing Cross) and Sydenham Overground.

No onward chain.

EPC: E | Council Tax Band: A | Lease: 99 Years Remaining | SC: TBC | GR: £0 | BI: TBC



Floorplan

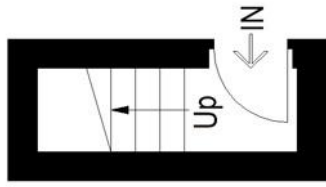
Shirley Lodge, SE26

Approximate Gross Internal Area

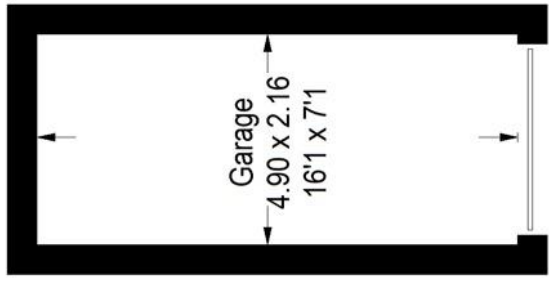
53.6 sq m / 577 sq ft

Garage = 10.7 sq m / 115 sq ft

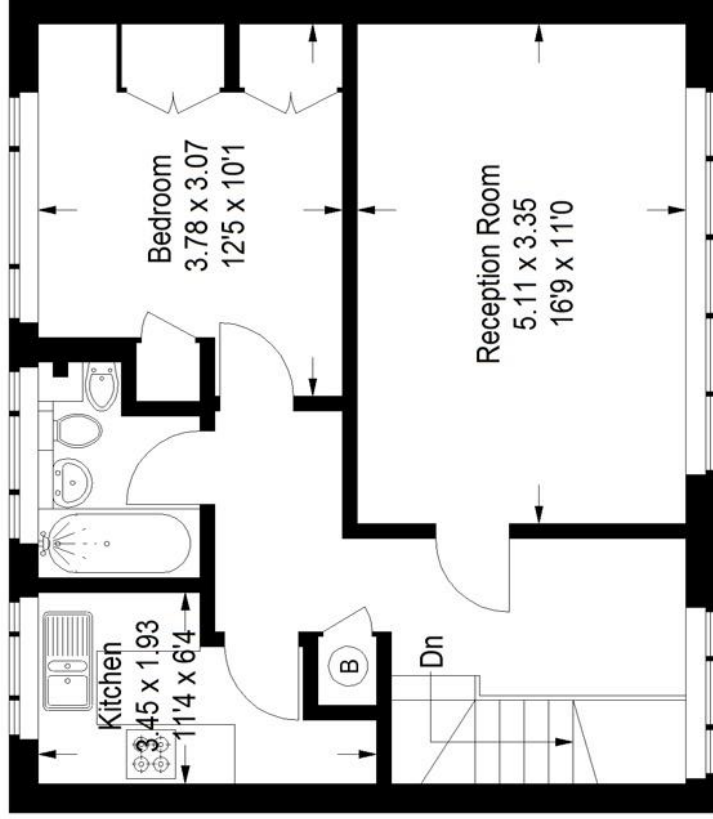
Total = 64.3 sq m / 692 sq ft



Ground Floor



(Not Shown In Actual Location / Orientation)



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	48 E	
21-38	F		
1-20	G		

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