



Chapel Court, Mundania Road, SE22  
£900,000

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# In general

- Three double bedrooms
- Two bathrooms
- Chapel conversion
- Exceptional features
- Stunning condition throughout
- Over 1,630 Sq ft

# In detail

Striking. Stunning. Sensational.

This exceptional split-level penthouse apartment of this Grade II listed Chapel is ideally located in East Dulwich between Peckham Rye and Honor Oak Park is a must-see.

Boasting over 1,630 Sq Ft of internal space split across three floors – this remarkable property is immaculately presented and full of charm and character; with sumptuous 16-ft vaulted ceiling, ornate turret-style windows and a striking central circular staircase which leads up to an impressive mezzanine level. This multifunctional space could work as an additional reception room, sensational office or cosy snug nestled at the top of the property.

The triple-aspect 26-ft open-plan kitchen-reception is ideal for hosting and entertaining with excellent natural light. There are three double bedrooms with a gorgeous en-suite to the master as well as a family bathroom.

Mundania Road is a residential street set back from the hubbub of Forest Hill Road and enviably located for the independent shops, bars and restaurants of Lordship Lane, Rye Lane and Honor Oak Park. There are an array of local parks and green spaces nearby including Peckham Rye Park and the Aquarius Golf Club at the end of the road.

There are strong transport links into The City and West End from Peckham Rye station (1.5 miles) and Honor Oak Park station (0.8 miles) as well as plenty of on-street parking.

EPC: B | Council Tax Band: D | Lease: 108 years remaining | SC: £ 160 | GR: £ 150 | Buildings Insurance: £575.00



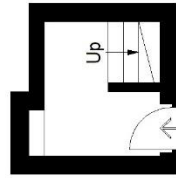
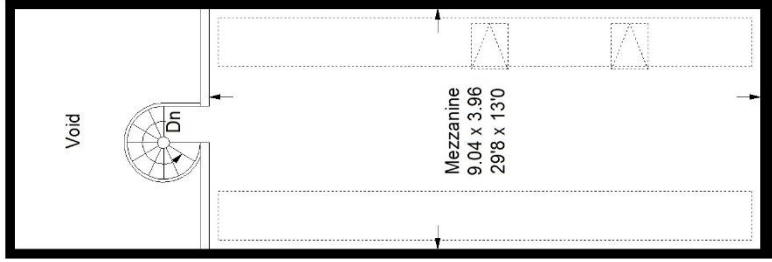
# Floorplan

Score	Energy rating	Current	Potential
92+	A		
81-91	B	82   B	82   B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

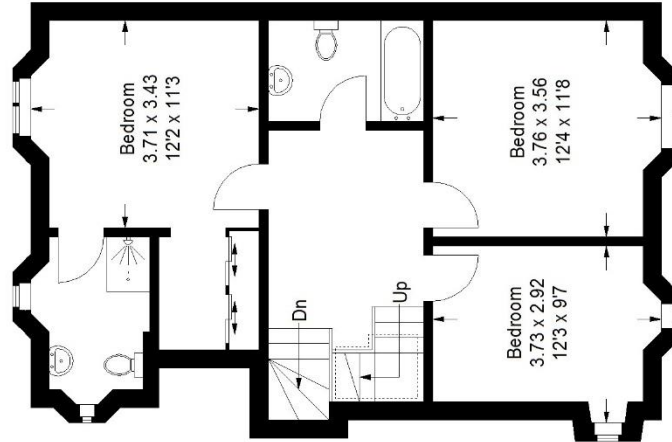
## Mundania Road, SE22

Approximate Gross Internal Area  
 Ground Floor = 4.5 sq m / 48 sq ft  
 First Floor = 60.9 sq m / 655 sq ft  
 Second Floor = 49.7 sq m / 535 sq ft  
 Third Floor (Excluding Void)  
 37.0 sq m / 398 sq ft  
**Total = 152.1 sq m / 1636 sq ft**

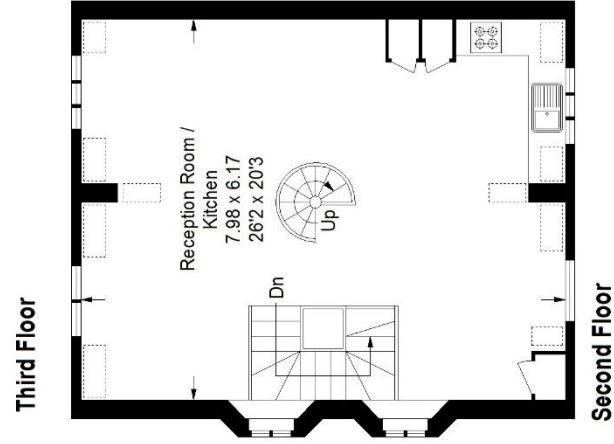
 = Reduced headroom below 1.5 m / 5'0"



Ground Floor



First Floor



Second Floor

Third Floor

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 Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions,  
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