



Paxton Road, SE23
Offer in excess £300,000

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In general

- Chain free
- Recently decorated to an excellent quality
- Newly fitted kitchen with high specification appliances including built in dishwasher
- One generous size double bedroom
- Newly fitted, modern bathroom suite with double shower
- Access to private swimming pool, communal garden and zen garden
- 0.8 miles to Forest Hill station
- Private off-road development with assigned parking space

In detail

A modern one double bedroom apartment for sale on the private Paxton Road development with access to a private swimming pool, communal garden and zen garden, located within a safe residential estate offering a lovely sense of community. Offered chain free.

This newly decorated property comprises a bright and spacious reception room, newly fitted kitchen with high specification appliances including built in dishwasher, a modern bathroom suite with double shower and one generous size double bedroom.

Further benefits include access to private swimming pool, communal garden and zen garden, allocated off-street parking, an abundance of light and so much more.

The property is an ideal purchase for a first-time buyer looking to make a home within a popular and safe community.

Paxton Road is situated approximately 0.8 miles to Forest Hill station offering excellent transport links into London Bridge, Victoria, Canada Water, Canary Wharf, Shoreditch, Whitechapel, Highbury & Islington and many other locations across the whole of London. It is also very well located for access to excellent local amenities with the Horniman Museum and popular Forest Hill High Street a short walk away.

Viewings are highly recommended, call the Pedder Forest Hill sales team to arrange a viewing today.

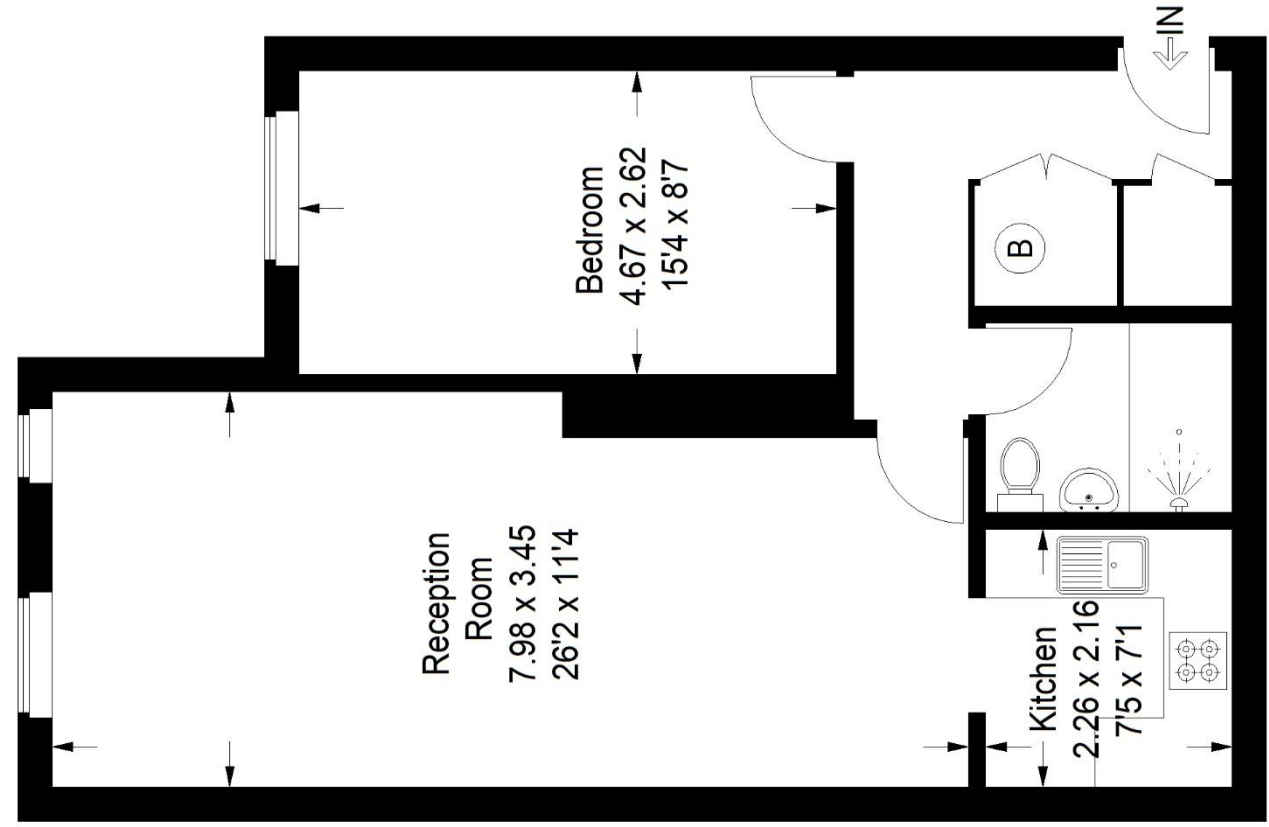
EPC: C | Council Tax Band: C | Lease: 92 years remaining | SC: £2,117.08pa | GR: £100 | BI: £0



Floorplan

Paxton Road, SE23

Approximate Gross Internal Area
58.5 sq m / 630 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		81 B
69-80	C	78 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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