



Granville Square, SE15
£295,000

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In general

- Long lease
- Chain free
- Communal gardens
- Residence parking
- Gated development

In detail

Beautifully presented one-bedroom apartment nestled within meticulously landscaped communal gardens, ideal for first time buyers and investors alike.

Comprising of a sizeable double bedroom, complete with a built-in wardrobes, and an open-plan design that seamlessly integrates a contemporary kitchen and living area, and a well proportioned bathroom. The residence also boasts the convenience of on-site parking within the secure gated premises and is offered chain free. With the added benefit of a long lease, this property provides not just a home but an investment in peace of mind.

This property is conveniently located with excellent access to various transportation options, making it well-connected and easily accessible. The Southampton Way bus links offer convenient and efficient connections to central London, providing a hassle-free commuting option. Additional transport services offered from Peckham Rye station, located 0.7 miles away, and Queens Road station, situated 1 mile away.

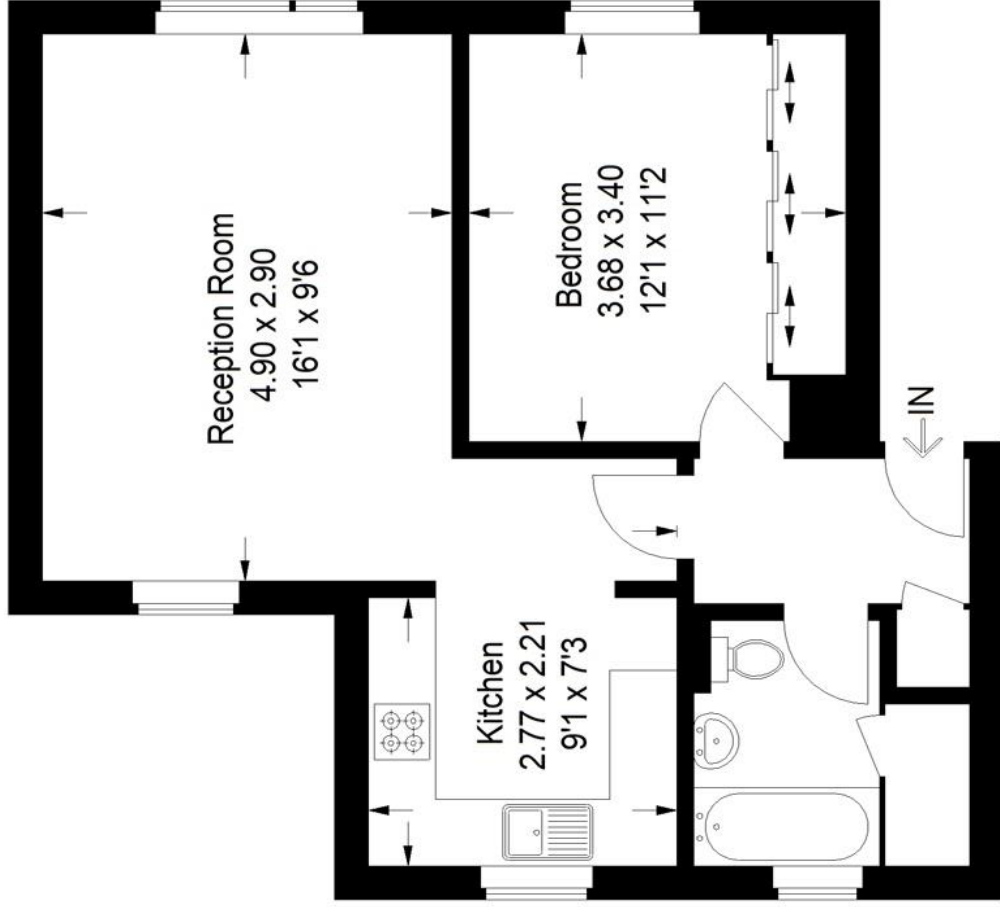
EPC: E | Council Tax Band: B | Lease Term Remaining: 962 Years | GR: N/A | SC: £2,800 | BI: Incl in SC



Floorplan

Granville Square, SE15

Approximate Gross Internal Area
49.9 sq m / 537 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 | | |
| 69-80 | C | | 70 C |
| 55-68 | D | | |
| 39-54 | E | 45 E | |
| 21-38 | F | | |
| 1-20 | G | | |

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