



Anerley Park, SE20
Guide Price £300,000-£325,000

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In general

- No onward chain
- Second floor apartment
- Light and bright accommodation
- Sought after location
- Well maintained communal grounds
- Access to multiple transport options

In detail

A light and bright two bedroom purpose built apartment is conveniently located on a sought after road nearby Crystal Palace Park and excellent transport links.

This property forms part of a low-rise art-deco style development set amongst lush green communal grounds. The accommodation boasts a dual aspect reception room with leafy views and two well appointed bedrooms, whilst double glazing throughout aids energy efficiency and noise. There is a separate kitchen and a fully tiled bathroom which both offer scope for upgrading, also a long lease and secure entry system.

Anerley Park works well for access to Crystal Palace, Anerley and both Penge East / West rail links. Nearby leisure and shopping amenities include central Crystal Palace, Anerley Parade and the High Street, and just a short walk to 200 acres of parkland.

No onward chain.

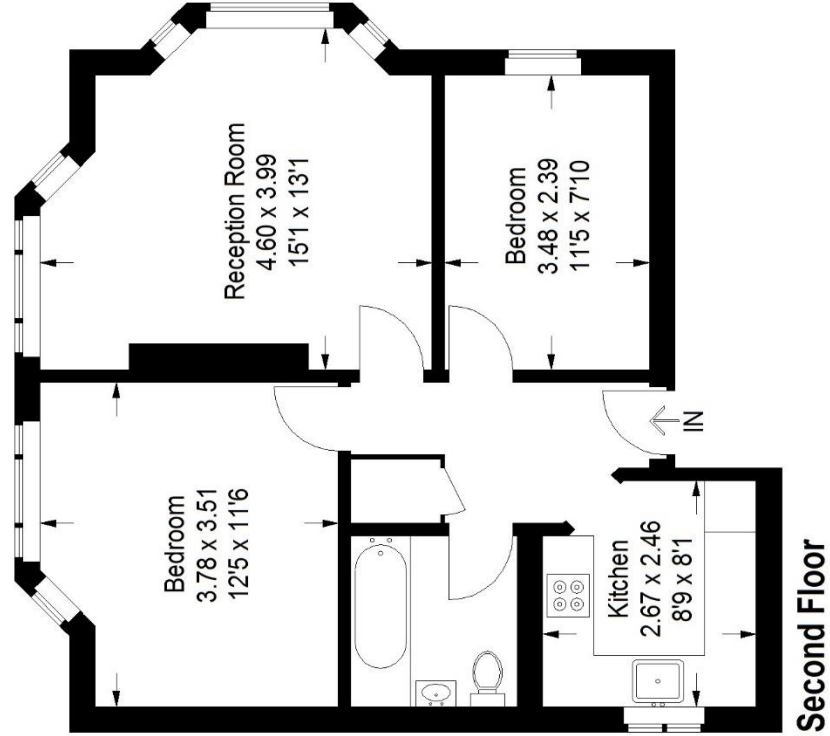
EPC: D | Council Tax Band: B | Lease: 148 years remaining | SC: £220pm | GR: Peppercorn | BI: Incl In SC



Floorplan

Anerley Court, SE20

Approximate Gross Internal Area
 Second Floor = 56.0 sq m / 603 sq ft
 Outbuilding = 13.2 sq m / 142 sq ft
 Total = 69.2 sq m / 745 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		
69-80	C		
55-68	D	67 D	78 C
39-54	E		
21-38	F		
1-20	G		

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