



Norwood Road, SE24  
£550,000

0208 702 9555  
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# In general

- Own entrance via front courtyard
- Spacious reception room
- Modern kitchen
- Two bedrooms
- Stylish bathroom
- Two further private patio gardens
- Off street parking space
- Close to Brockwell Park

# In detail

Early viewings are highly recommended on this immaculately presented two bedroom maisonette with three private outdoor areas.

The property has its own front door via a gated courtyard, and there are stripped & varnished floorboards throughout the flat. The accommodation, which is neutrally decorated, comprises a 14'ft x 14'ft reception room with a feature cast iron fireplace with gas inset and windows & double doors to the front leading to a private paved garden, the kitchen has a modern range of wall & base units with granite worktops, integrated appliances to include fridge/freezer, oven & induction hob.

There is a utility area in the entrance hall which houses the washing machine & tumble dryer. The spacious bedroom has double doors leading to another private patio with ample space for a table & chairs. The second bedroom has double glazed windows to side, and there is a stylish bathroom with a modern suite.

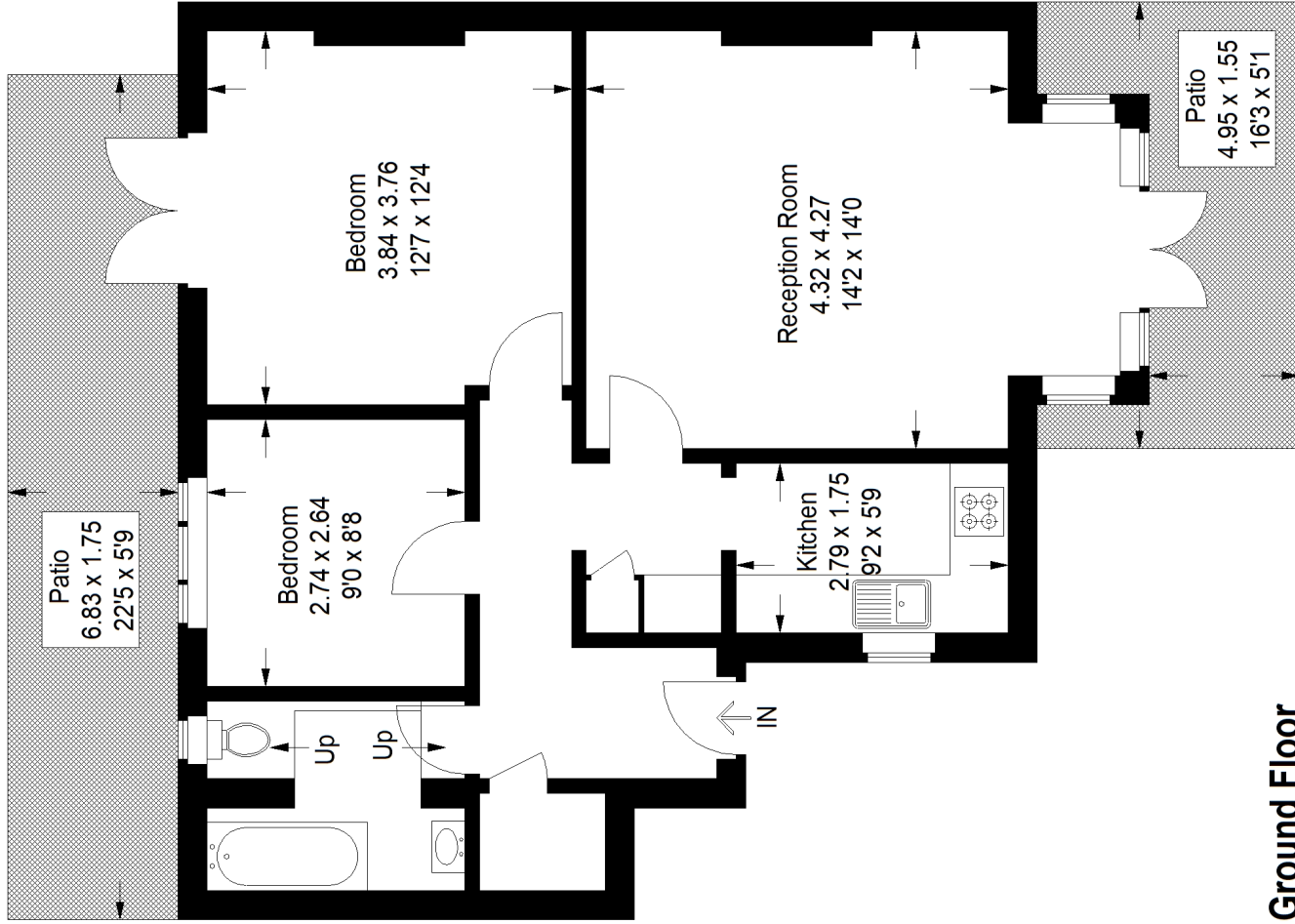
Central Herne Hill offers a popular range of shopping & restaurant amenities, the railway station has links to Victoria, Thameslink & Blackfriars, local bus routes traverse Norwood Road, and the delights of Brockwell Park with its lido & cafe are nearby.

EPC: C | Council Tax Band: | Lease: 107 Years Remaining | SC: TBC | GR £150



# Floorplan

**Norwood Road, SE24**  
**Approximate Gross Internal Area**  
**67.5 sq m / 727 sq ft**



**Ground 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	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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