



Taymount Rise, SE23  
£400,000

0208 702 9444  
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# In general

- Two bedrooms
- Fitted wardrobes
- Separate kitchen
- Parquet flooring
- Close to transport links
- Off-street parking
- Private balcony
- 0.4 miles to both Forest Hill station

# In detail

A very well presented two bedroom purpose built apartment for sale in the centre of Forest Hill with a private balcony.

The property comprises a large reception room with parquet flooring, modern fitted kitchen, neutral bathroom, two bedrooms and a long private balcony. Further benefits include gas central heating, double glazing and off street parking.

The property is situated approximately just 0.4 miles to both Forest Hill station offering excellent transport links into London Bridge, Victoria, Canada Water, Canary Wharf, Shoreditch, Whitechapel, Highbury & Islington and many other locations. It is also very well located for access to various local amenities including a variety of parks, restaurants, supermarkets, coffee shops, cafes and gastro pubs.

Call the Pedder Forest Hill Sales team to arrange a viewing today.

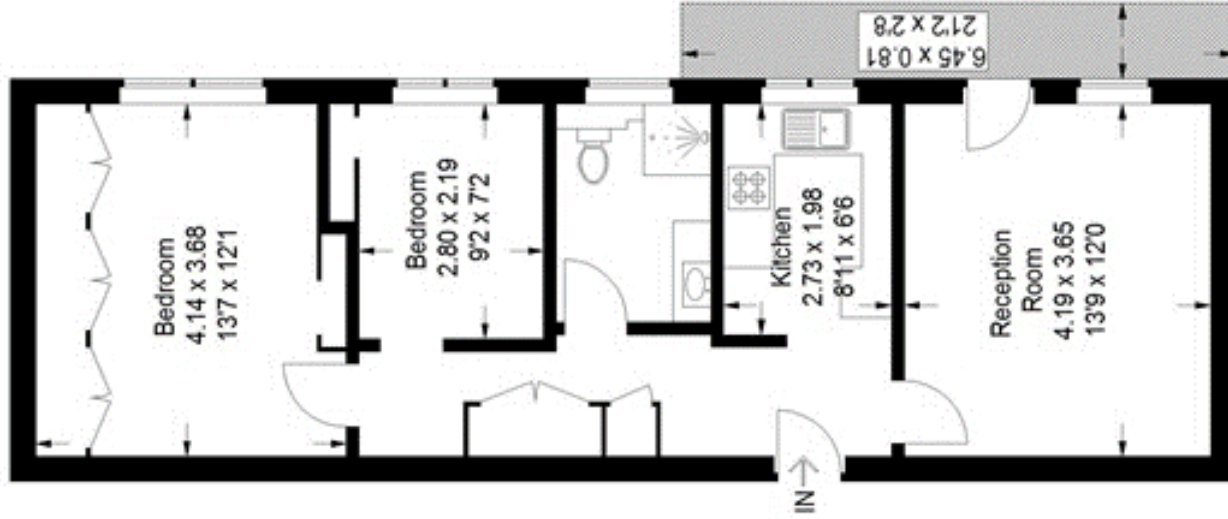
EPC: D | Council Tax Band: B | Lease: 962 years remaining | SC: £1,344.49 bi-annually | GR: £0 | BI: Included in service charge



# Floorplan

## Forest Croft, SE23

Approximate Gross Internal Area  
59.1 sq m / 636 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		72 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

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