



Inglemere Road, SE23  
£325,000

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# In general

- Chain free
- Two bedrooms
- Separate fitted kitchen
- Spacious hallway
- Gas fireplace
- Private balcony
- 0.4 miles to Forest Hill Station

# In detail

A chain free two bedroom apartment with a private balcony for sale on Inglemere Road.

This lovely property comprises a spacious hallway, a bright reception room, separate fitted kitchen, a tiled suite, two bedrooms and a balcony.

Further benefits include a fitted wardrobes in both bedrooms, plenty of storage, working gas fireplace, a communal garden and an abundance of light throughout.

The property is situated approximately just 0.4 miles to Forest Hill Station and is located within close proximity to Forest Hill, Catford and Catford Bridge stations, offering excellent transport links into Charing Cross, St Pancras, Waterloo, Blackfriars London Bridge, Waterloo, Victoria, Canada Water, Shoreditch, Whitechapel, Highbury & Islington, and many other locations.

The property is also conveniently situated for various other local amenities including a variety of restaurants, coffee shops, gastro pubs and cafes.

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

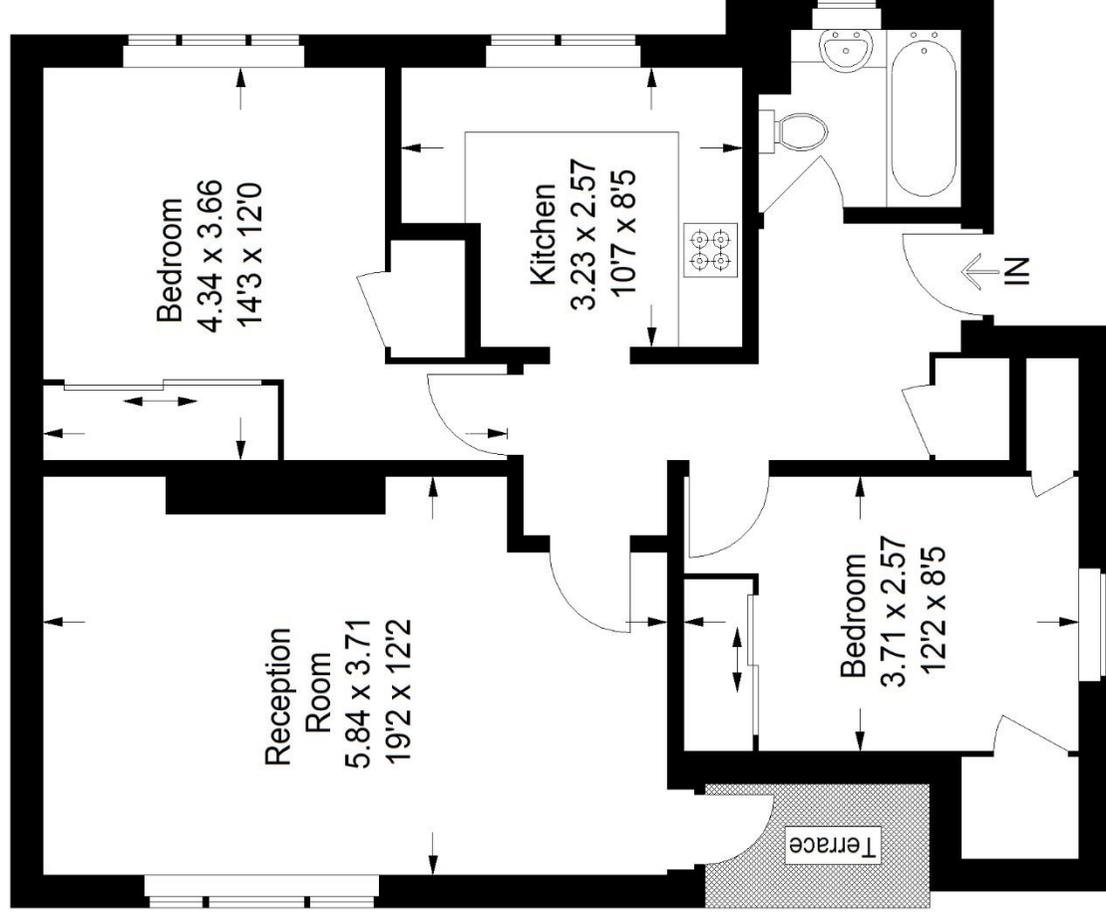
EPC: D | Council Tax Band B | Lease: 93 years remaining | SC: £150.00pm | GR: £10.00pa | BI: £59.00pa



# Floorplan

## Denwood, SE23

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		73 C
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

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