



Auckland Hill, SE27  
£475,000

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# In general

- Two bedrooms
- Stylish fully fitted kitchen
- Modern bathroom
- Spacious lounge
- Private garden
- Underfloor heating
- Chain free
- Share of freehold
- Fantastic transport links

# In detail

Beautiful, stylish two-bedroom garden maisonette on the desirable Auckland Hill, a tree-lined residential road in of West Norwood, SE27.

Set on the ground floor in this imposing building built in 2013, the property comprises of the following: Two bedrooms, fully fitted kitchen with granite worktops, Frankie sink and Creme Lineaire kitchen units, modern bathroom with limestone flooring, spacious lounge with three panel sliding doors leading to a private rear garden.

The property is sold with the benefit of having share of freehold and offered with no onward chain.

Auckland Hill is ideally located between West Norwood and West Dulwich, close proximity to the shops, bars and amenities of the High Street including the Picture House Cinema, library and Health Centre.

There are excellent transport links from West Norwood rail station, which offer easy access into London Bridge and London Victoria. There is also Tulse Hill station which offers additional City Thameslink services into London Blackfriars, Farringdon and London St Pancras.

EPC: C | Council Tax Band: C | Lease: 116 years remaining | SC £600 | GR: £150 | BI: Incl in SC

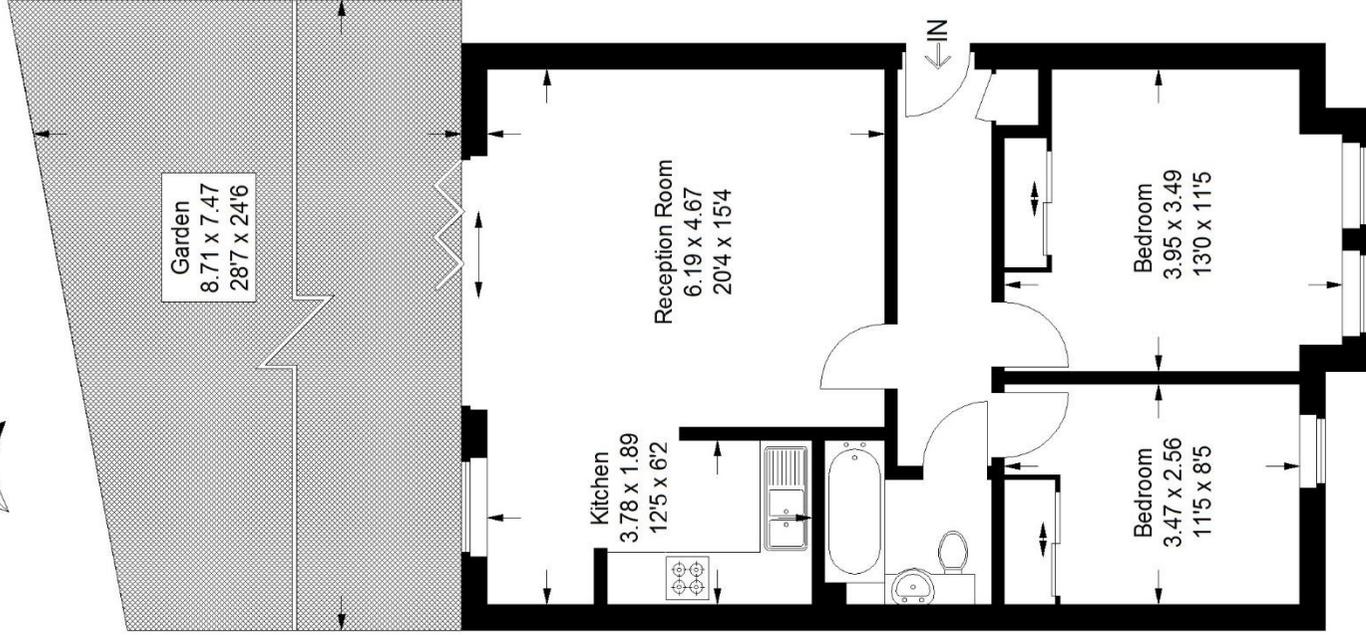


# Floorplan

Auckland Hill, SE27

Approximate Gross Internal Area

60.9 sq m / 656 sq ft



**Ground Floor**

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	80 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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