



Gloucester Court, Lordship Lane, SE22
OIEO £350,000

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In general

- Two double bedrooms
- Two bathrooms
- 18-ft reception room
- Lift access
- Good condition throughout
- Off-street parking
- CHAIN FREE

In detail

CHAIN FREE

Beautifully bright and spacious two double bedroom purpose-built apartment in this desirable block between East Dulwich and Forest Hill.

Gloucester Court is a 2002-built residential building set off of Lordship Lane and offer easy access into The City and West End from East Dulwich station (1.4 miles) and Forest Hill station (0.8 miles) as well as bus and cycle routes through the neighbouring Dulwich Village, Herne Hill and Peckham Rye. There are a host of gorgeous parks and green spaces nearby including the splendid Dulwich Park as well as a choice of independent shops, bars and restaurants further north along Lordship Lane.

The third-floor apartment boasts over 780 Sq Ft of internal space which has been lovingly maintained by the current owner. There are two comfortable double bedrooms including an en-suite to the master as well as a family bathroom. There is a well-fitted, modern kitchen attached to the 18-ft reception room which enjoys a leafy view from the Juliet balcony.

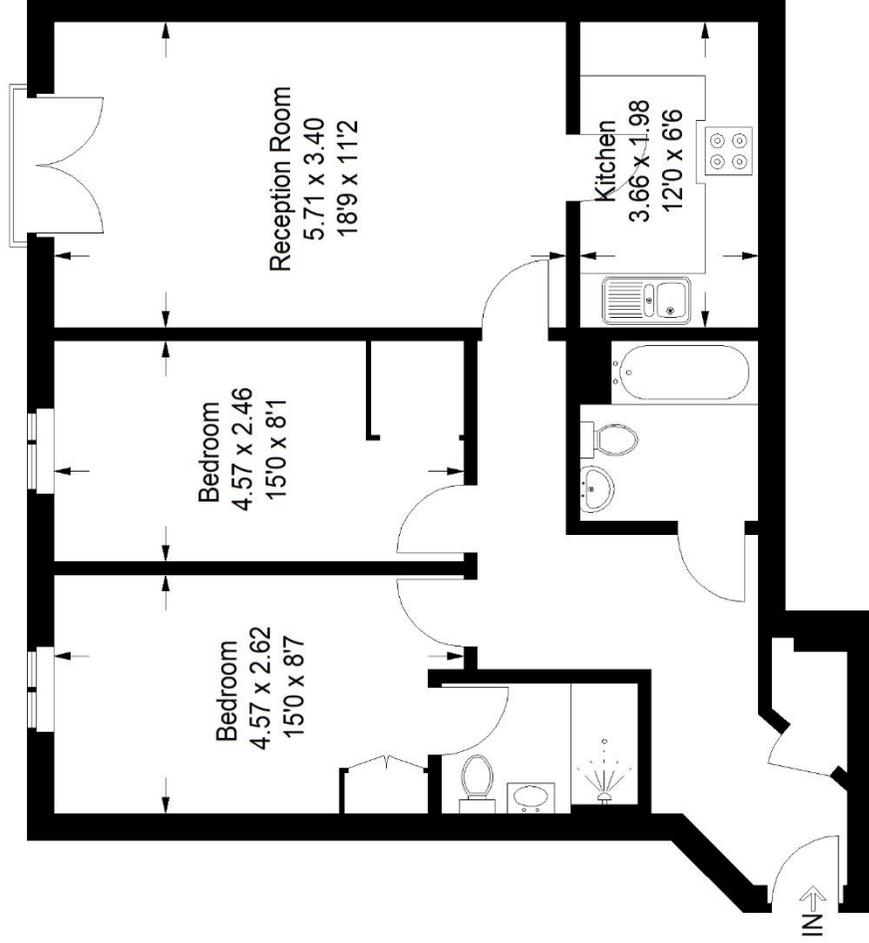
EPC: B | Council Tax Band: C | Lease: 104 years remaining | SC: £2,698 | GR: £200 | Buildings Insurance: Nil



Floorplan

Gloucester Court, SE22

Approximate Gross Internal Area
73.1 sq m / 787 sq ft



Third 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	81 B	83 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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