



Borland Road, SE15
£325,000

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In general

- South facing private balcony
- Share of freehold
- Allocated parking
- Newly refurbished kitchen
- Well proportioned
- Gated development
- Quiet residential road

In detail

A well presented, modern one double-bedroom purpose-built apartment on the popular Borland Road with south-facing private balcony.

The property is spread over 576sqf and comprises a spacious, open plan living area, a recently refurbished kitchen, stylish bathroom suite and one large double bedroom within a gated development.

Further benefits include a modern finish throughout, private balcony, share of freehold, an abundance of natural light, double glazing, generous storage, off-street private parking and secure bicycle storage.

This tranquil location offers quiet surrounding but maintains easy access into The City and Canary Wharf with regular services from Nunhead station (0.7 miles) and Honor Oak Park station (0.9 miles) as well as bus connections into the neighboring Peckham Rye, East Dulwich and New Cross.

There is a wealth of green space and parks nearby as well as two excellent community pubs within a couple of minutes. Viewings are highly recommended, call the Pedder Peckham sales team to arrange a viewing today.

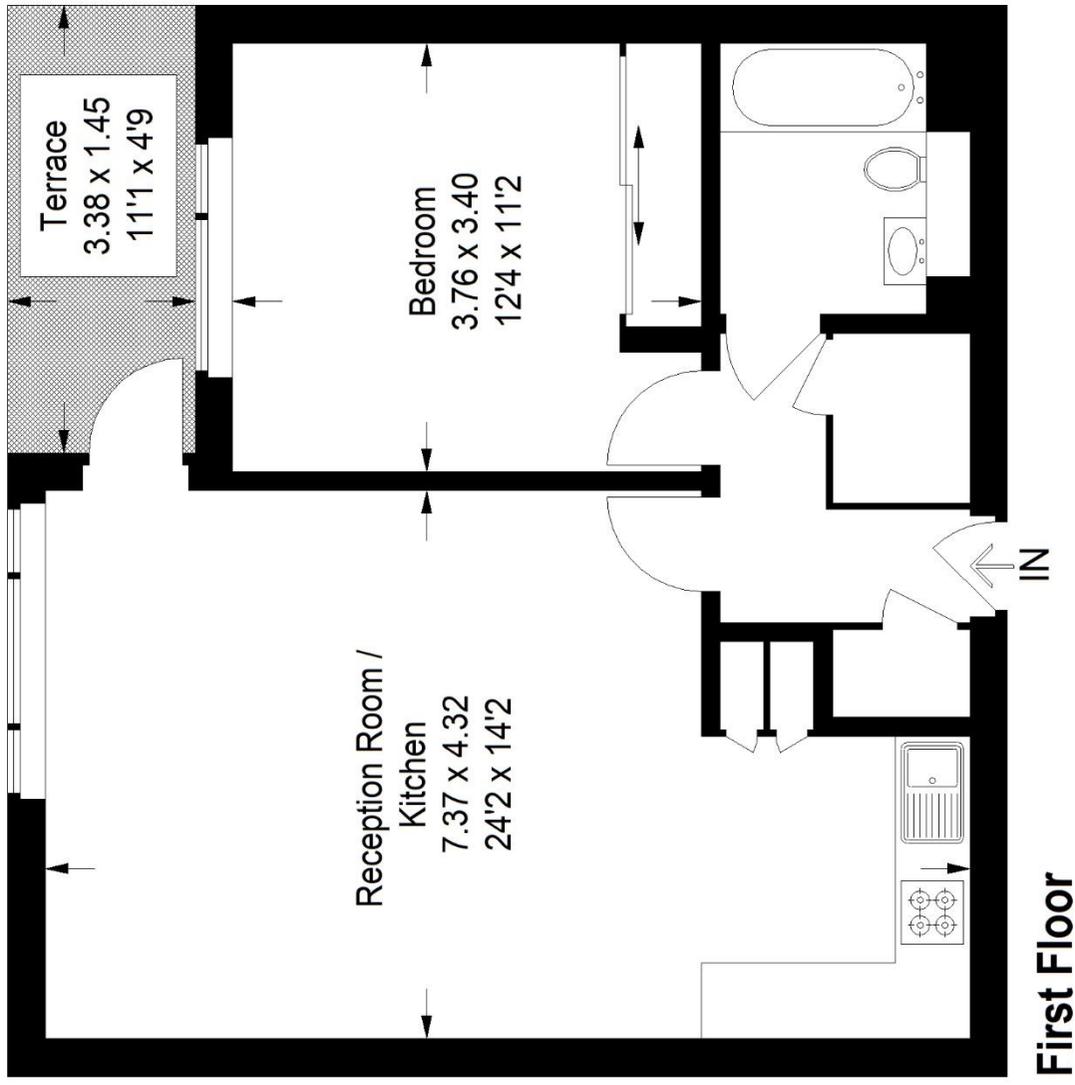
EPC: C | Council Tax Band: C | Lease Term Remaining: 980 years | SC: £216.67 pm approx | GR N/A | BI: TBC



Floorplan

Alpha House, SE15

Approximate Gross Internal Area
53.5 sq m / 576 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		
68-80	C	73 C	84 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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