

HUNTERS[®]

HERE TO GET *you* THERE



Elmington Road, London, SE5 7RB

Asking Price £315,000



Floor Plan

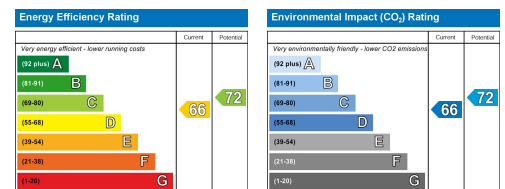


- One Double Bedroom
- Gross Internal Area 48.68 Sq M
- Annual Ground rent £10
- EPC Rating D
- Close to Burgess Park
- Private Balcony
- Lease Length 120 years
- Council Tax B
- Service charge is £2250 including heating and hot water
- Well presented

Area Map



Energy Efficiency Graph



A well-presented one-bedroom apartment in a low-rise block with a large private balcony, generously proportioned and centrally located.

Internally you are presented with a bright and neutrally decorated living room with laminate flooring which has access to the balcony and there is plenty of space to relax and entertain. The kitchen is conveniently adjacent and has a modern finish an abundance of storage and an integrated oven and hob. The bedroom is a generous double with a walk-in wardrobe and will accommodate a king size bed.

The bathroom is smartly finished and fully tiled with a large inset mirror, vanity unit with washbasin and shower cubicle with a rain shower to wake you up for the morning dash.

Elmington Rd is only 0.8 miles to Denmark Hill station for Zone 2 trains (Victoria, Thameslink) and the Overground service to fashionable East London (Shoreditch, Dalston Junction, Highbury and Islington) and Clapham High Street and Junction. Hop into Camberwell for a choice of great restaurants, bars, and cafes including Silk Road, Theo's and the Camberwell Arms. Camberwell is famous for its art scene and the South London Gallery is on Peckham rd. In addition to this you are spoilt for parks in the area, from the huge Burgess Park with a lake to the smaller Victorian gardens, secretly dotted around the area.

Viewing

Please contact our Hunters Camberwell Sales Office on 020 7708 2002 if you wish to arrange a viewing appointment for this property or require further information.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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