



HILLCOURT ROAD, EAST DULWICH, LONDON, SE22  
**OIRO £370,000 LEASEHOLD**

**IN NEED OF MODERNISATION THROUGHOUT.  
A SPACIOUS ONE DOUBLE BEDROOM GROUND  
FLOOR GARDEN FLAT SITUATED IN A QUIET  
RESIDENTIAL ROAD IN SE22.**

### **DESCRIPTION:**

In need of modernisation throughout. A spacious one double bedroom ground floor garden flat situated in a quiet residential road in SE22. The property is offered to the market chain free and available immediately. Comprising a spacious reception, large double bedroom and kitchen/diner. The property is well positioned to benefit from easy access into local primary schools, Peckham Rye Park and transport links via either Peckham Rye for the overground, East Dulwich for direct links to London Bridge or Honor Oak for the East London line. This is a fantastic flat in a superb location.

Dulwich | 020 8299 2722 | [dulwich@winkworth.co.uk](mailto:dulwich@winkworth.co.uk)

Tenure Leasehold | Council Tax Band C – London Borough of Southwark | Service Charge TBC | Ground Rent TBC

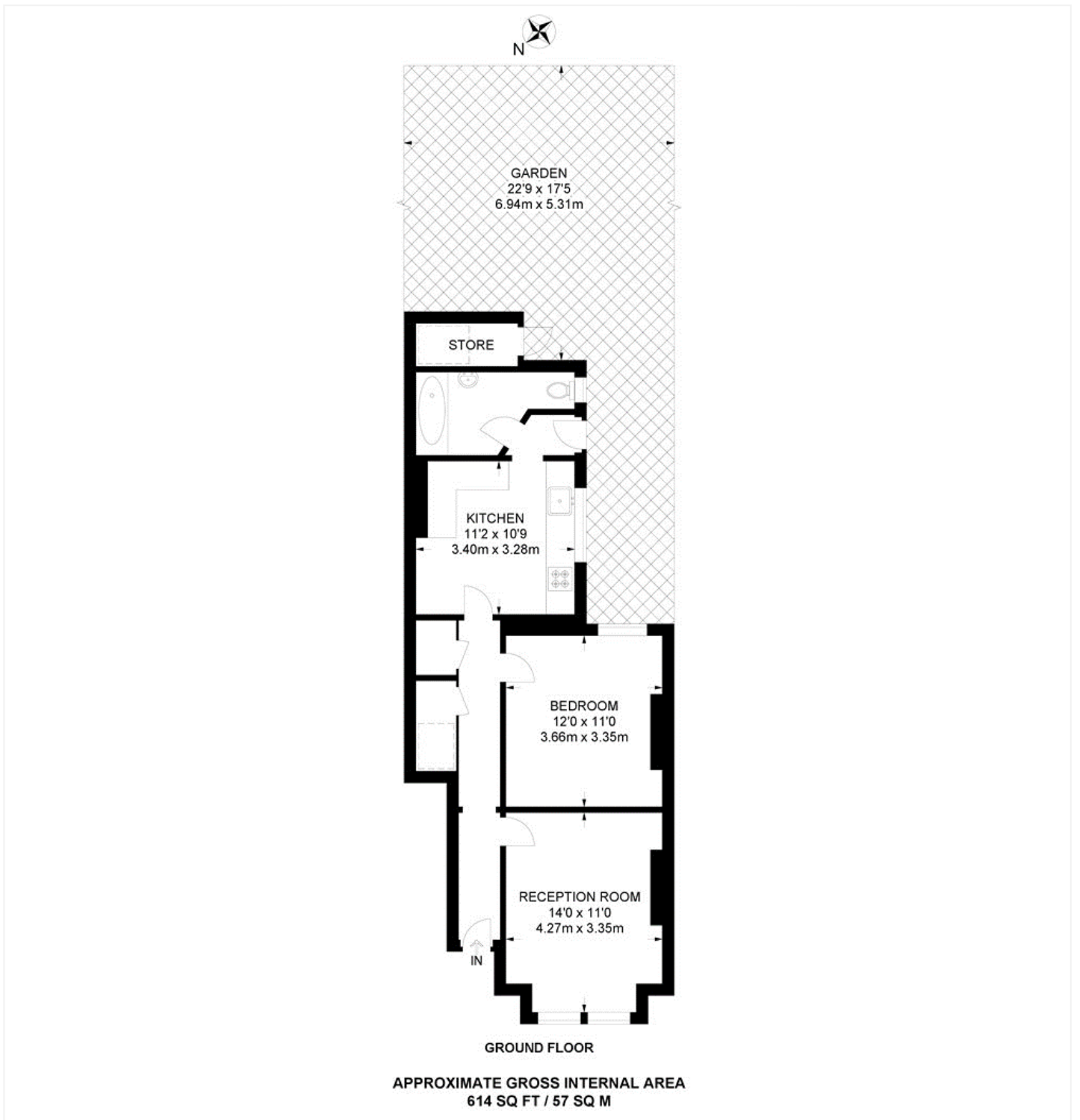
### **AT A GLANCE**

- One Double Bedroom
- Ground Floor Garden Flat
- Great Location
- Available Immediately
- Chain Free

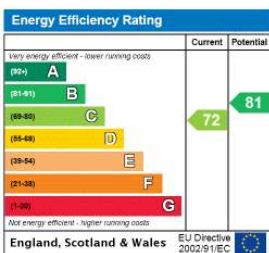
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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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See things differently

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