



TAYMOUNT RISE, LONDON, SE23

£375,000 SHARE OF FREEHOLD

This charming 2-bedroom apartment offers easy access to a range of local amenities and transport links as well as a fantastic opportunity for those seeking a comfortable and stylish living space.

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DESCRIPTION:

Located in a sought-after area, the property features two spacious double bedrooms, perfect for relaxing or working from home. The bright and airy living area opens out to a private balcony, ideal for enjoying a morning coffee or evening drinks. With the added benefit of a share of freehold, this home provides peace of mind and long-term security.

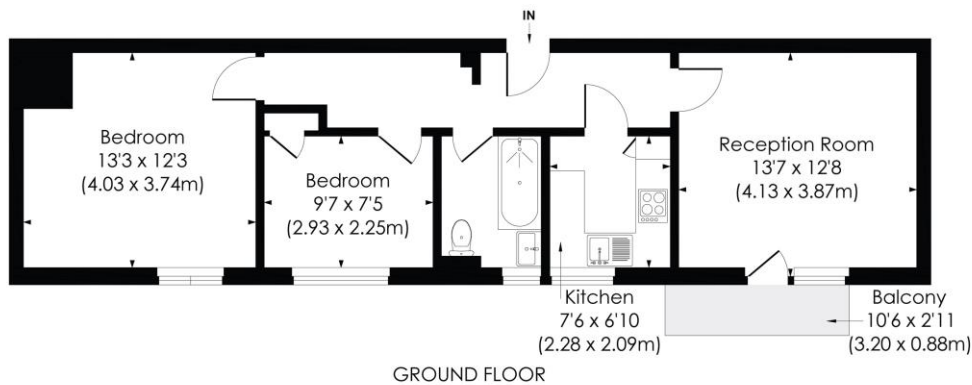




TAYMOUNT RISE, SE23

Approx. Gross Internal Floor Area

623 Sq. ft/57.84 Sq. m



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PROPERTY MARKETING

This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		79
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Tenure: Share of Freehold

Lease Length: 961 years approx.

Service charge: Approx: £1,454.04 per annum

Ground Rent: Approx: £0 per annum

Council Tax- B Local Authority - Lewisham

SERVICES: Mains Electric, Gas, Drainage, Standard water.

BROADBAND: Standard & Ultrafast Broadband Available. Checked on Openreach Jan 2025.

MOBILE SIGNAL: You are likely to have voice & data coverage with the majority of mobile providers

HEATING: Gas Central Heating

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