

Voltaire, Sceaux Gardens, London, SE5

£300,000 Leasehold

A spacious and well laid out three-bedroom split-level flat brimming with potential on the ground and first floor of this purpose-build block in Camberwell.

LOCATION

Sceaux Gardens is found just off Peckham Road which provides easy access into the neighbouring boroughs of both Camberwell and Peckham. There are a wide range of amenities on the doorstep such as supermarkets, restaurants and gyms.

DESCRIPTION

The flat is located on the ground and first floor of this purpose-built block. It is arranged to provide three bedrooms, a bathroom, a W.C., a kitchen, and a reception room.

Upon entering the flat on the ground floor, you are immediately greeted by a hallway which leads to the reception room which is well-proportioned and has ample space for a variety of freestanding furniture, sofas and a dining table.

The room is further enhanced by large windows which allow an abundance of natural light to fill the room.

Adjacent is the modern fully fitted kitchen with a built-in oven with extractor fan and room for a fridge freezer, dishwasher and washing machine.

Moving up to the first floor, three bedrooms, a bathroom and W.C.

All bedrooms benefit from an abundance of space providing room for a double bed, bedside table and freestanding furniture. The bathroom has a bath with shower and a sink.

SERVICE CHARGE, GROUND RENT, AND COUNCIL TAX

Service charge - £4,447 per annum (inc heating and hot water)

Ground Rent - £10 per annum

Council Tax Band C

PARKING

Permit parking available through Southwark council.

UTILITIES

Electricity – mains connected

Gas – no gas

Water – mains connected

Heating – communal

Sewerage – mains connected

Broadband – superfast broadband

LOCAL AUTHORITY

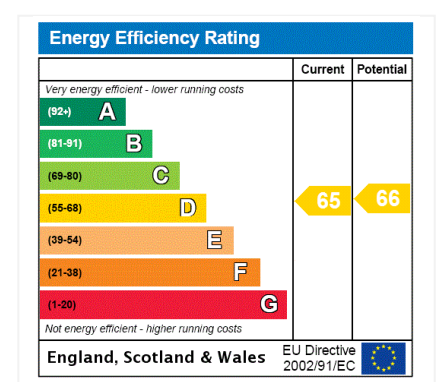
Southwark Council

TENURE

Leasehold - 125 years from 3 July 1989

DIRECTIONS

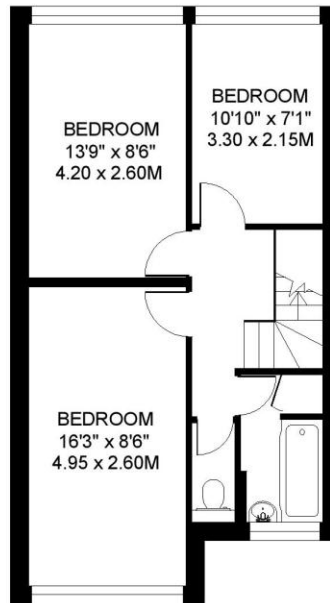
The flat is conveniently located on Peckham Road which is served by frequent bus services into Central London. Denmark Hill Station (Overground and National Rail) is approximately 1 mile away. Peckham Rye Station (Overground and National Rail) is approximately 1 mile away.



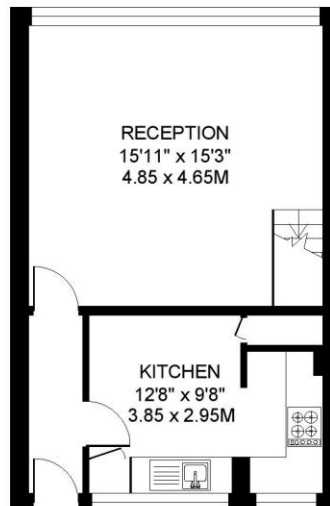


VOLTAIRE, SCEAUX GARDENS SE5
3 BEDROOM HOUSE

Approximate gross floor area
865 SQ.FT / 80.4 SQ.M.



FIRST FLOOR 460 SQ.FT.



GROUND FLOOR 405 SQ.FT.

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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Floorplan produced for Winkworth by Floorplanners 07801 228850

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