

Duffell House, Loughborough Street, London, SE11

£395,000 Leasehold

This split level two-bedroom flat is set on the 9th floor of a purpose-built block between Vauxhall and Kennington. This flat benefits from fantastic views of the city. EPC rating D

LOCATION

Vauxhall Station and tube station are just a ten-minute walk from the flat providing you access to National Rail services and the Victoria Line connecting you to central London. Kennington Underground Station is also a ten-minute walk east of Loughborough Street providing you access to central London via the Northern Line. The nearest bus stop is just 160 metres away, Kennington Lane is well served by frequent bus services into Central London.

DESCRIPTION

The flat is located on the 9th and 10th floor of this purpose-built block. It is arranged to provide two bedrooms, a bathroom, a W.C, a kitchen and reception room.

Upon entering the flat, 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 free-standing furniture. There is also access to a balcony that provides fantastic views of Vauxhall.

The kitchen, which is just on your right as you enter the property, it has plenty of worktop space and storage, and integrated oven and hob. There is also space for a washing machine and fridge freezer

Both bedrooms have enough space for a double bed and free-standing furniture and the master bedroom has access to a small balcony.

The bathroom contains a shower in bath, a sink and storage, the W.C is separate and has also has a sink.

SERVICE CHARGE, GROUND RENT, COUNCIL TAX

Service Charge - £2,600 pr annum

Ground Rent - £10 per annum

Council Tax Band - B

UTILITIES

Electricity – mains connected

Gas – mains connected

Water – mains connected

Heating – gas central heating

Sewerage – mains connected

Broadband - Ultrafast Full Fibre Broadband

LOCAL AUTHORITY

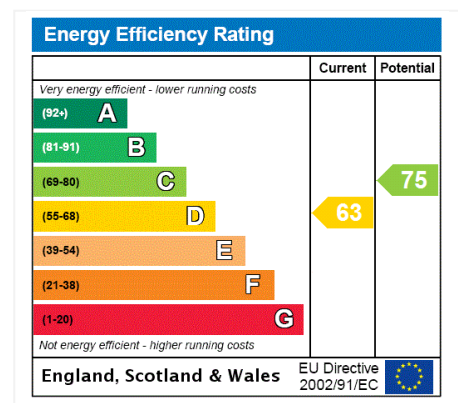
Lambeth

TENURE

Leasehold - 125 years from the 8th of October 1984. The vendor is happy to serve the Section 42 Notice on the freeholder.

DIRECTIONS

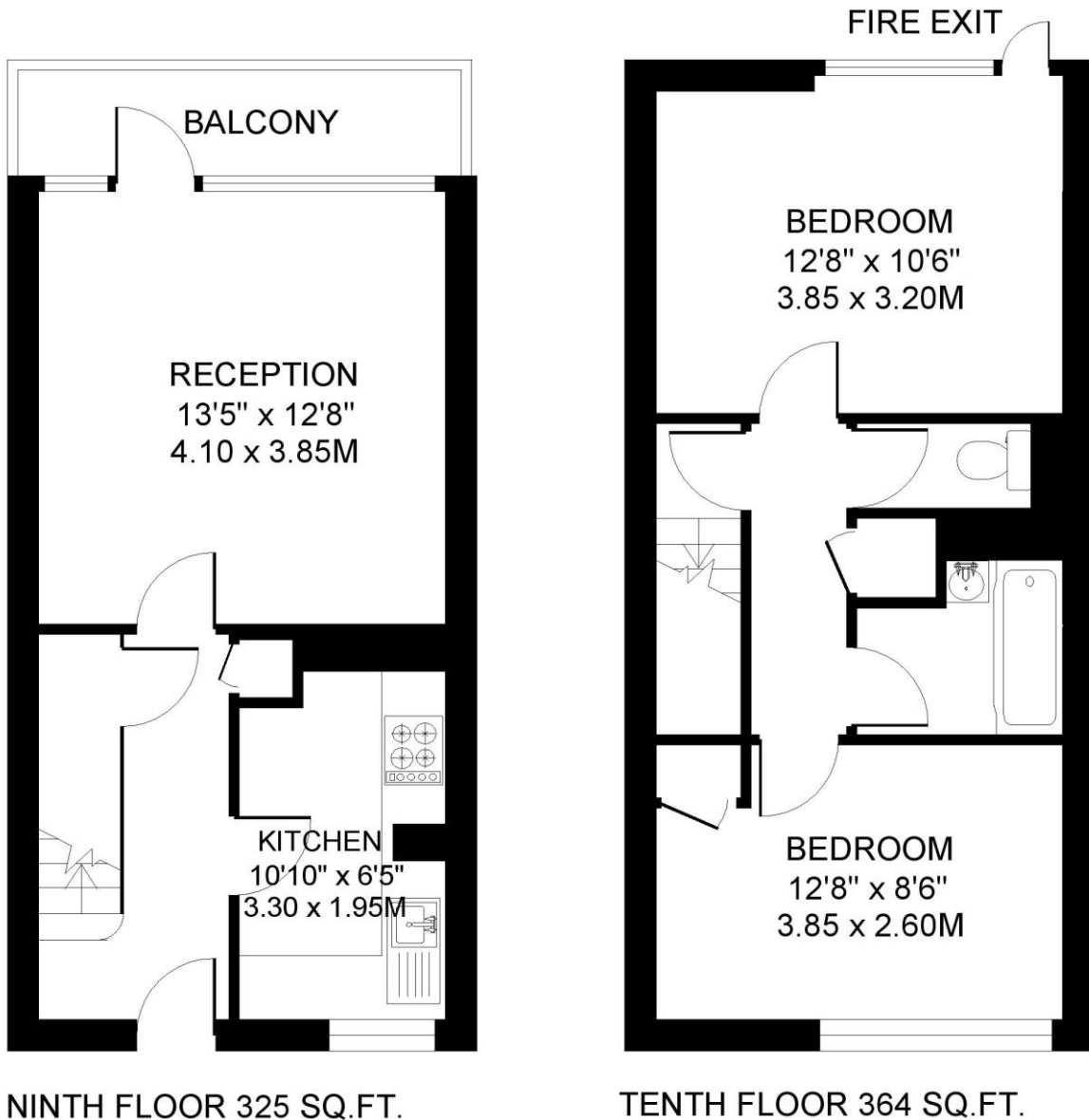
The flat is located on Loughborough Street between Kennington Lane and Newburn Street. A great location to access all the local amenities such as restaurants, pubs and supermarkets. Just a short walk to Vauxhall Station.





DUFFELL HOUSE . SE11
2 BEDROOM FLAT

Approximate gross floor area
689 SQ.FT / 64 SQ.M.



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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