

Grosvenor Terrace, London, SE5

£549,950 Leasehold

This fantastic flat is located on the quiet residential street of Grosvenor Terrace, this spacious two-bedroom flat is in a lovely Victorian period conversion and part of the Grosvenor Estate conservation area. EPC rating C.

Winkworth

LOCATION

Grosvenor Terrace is close to an abundance of local amenities, including the bustling Camberwell Road, East Street Market and a lovely weekly farmers market at St Marks Church in Oval. There is lots of green space nearby including Burgess Park and Kennington Park which is a stones throw away. The Grosvenor Estate Conservation Area has an active resident's association with summer fetes, clubs and a small residents garden on Grosvenor terrace.

DESCRIPTION

As you walk through the front door you enter a spacious hallway and on the right hand side there is a good sized reception room, you can fit a sofa, dining table and chairs and a tv stand with ease. There are also two large windows which allow in plenty of light.

Opposite the reception room is the kitchen, where you will find an oven with an electric hob and extractor fan above, it contains an abundance of storage and work top space. Again, there is another large window that lets in plenty of natural light.

Down the hall on either side there are two built in storage cupboards

The bathroom contains a shower in bath, sink and w.c.

The first bedroom is a similar size to the living room, it has plenty of space for a double bed, bedside tables, some draws and a desk and chair. It also contains a built-in wardrobe.

The second bedroom also contains a built-in wardrobe and enough space for a double bed and desk.

SERVICE CHARGE, GROUND RENT AND COUNCIL TAX

Service Charge - £1,189 per annum

Ground Rent - £10 per annum

Council Tax Band D

PARKING

Parking permit available from Southwark Council

UTILITIES

Electricity – mains connected

Gas – mains connected

Water – mains connected

Heating – gas central heating

Sewerage – mains connected

Broadband – Superfast broadband

LOCAL AUTHORITY

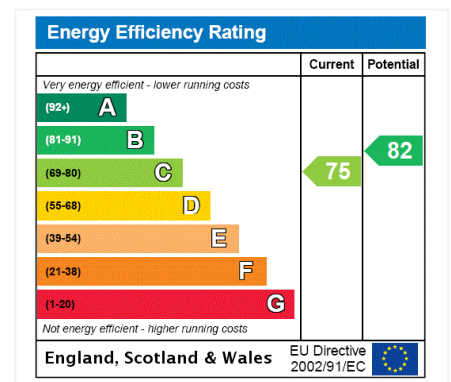
Southwark Council

TENURE

Leasehold - 125 Years from 10 December 1990

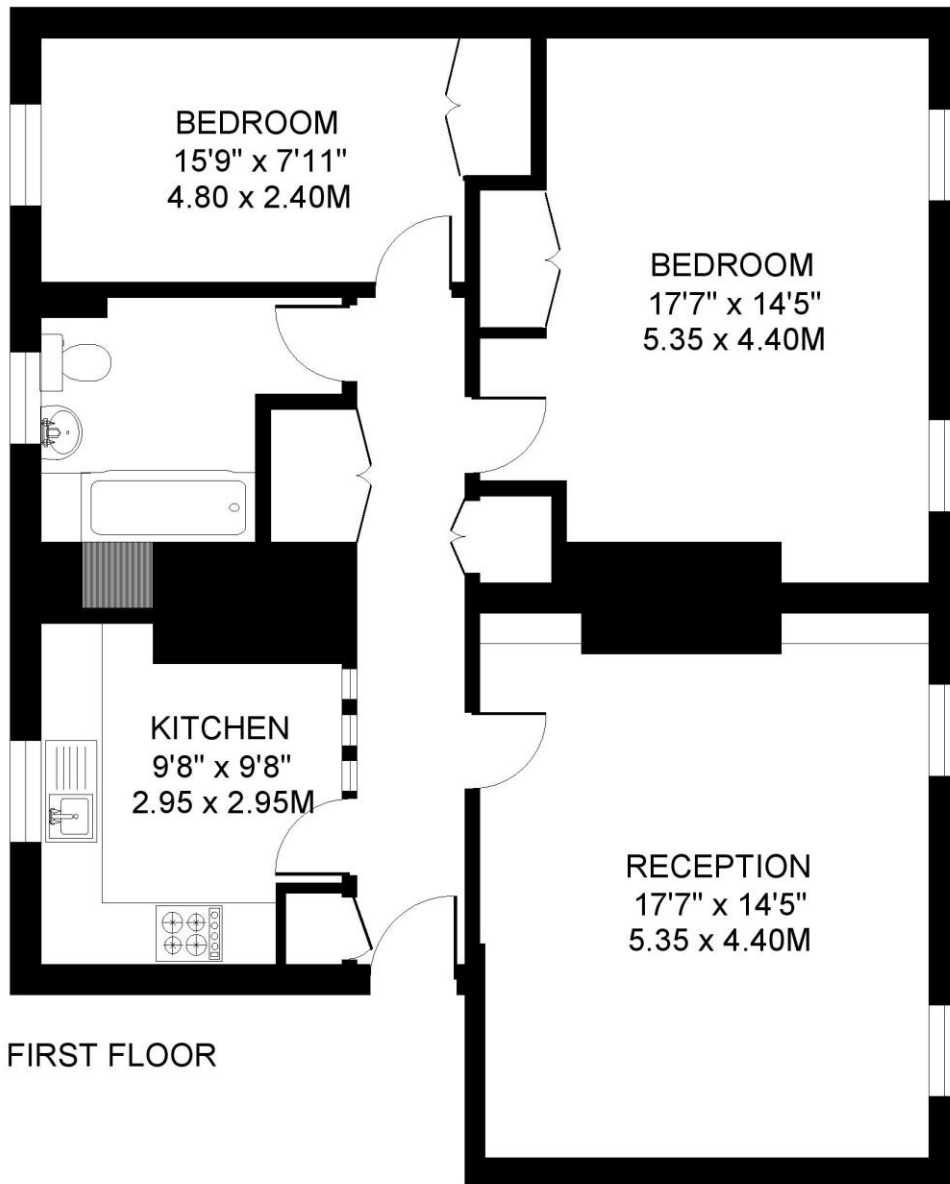
DIRECTIONS

The property is well served with Transport links; Oval underground station (Northern Line) is within a 15 minutes' walk (0.6 miles), while Kennington Station (0.6 miles) and Elephant and Castle underground and Rail Station (0.9 miles) are also close by. Vauxhall is a short bus ride away (1.1 miles from the property), opening up easy access to South West London. The area is also fantastically served by frequent bus services from both Walworth Road and Camberwell New Road.





GROSVENOR TERRACE. SE5
2 BEDROOM FLAT
Approximate gross floor area
938 SQ.FT / 87.1 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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