



Rita Road, London, SW8

£675,000 Leasehold

A fantastic opportunity to acquire a spacious three-bedroom flat in a Victorian period conversion, close to Vauxhall Station and park. EPC rating D.

LOCATION

Rita Road is located between Fentiman Road and Meadow Road which is conveniently placed for a short stroll to Oval or Vauxhall or even perhaps Little Portugal, for a bite to eat.

DESCRIPTION

Upon entering this charming flat, a stairwell leads you up to the second and third floors, where you'll discover a well maintained and laid out flat, ideal for a variety of prospective buyers.

On the second floor, you'll find two generously sized bedrooms. The first bedroom, located at the rear of the property, is spacious and well-proportioned, offering ample room for a large double bed and freestanding storage. A large window provides a lovely outlook over gardens below, filling the room with natural light. The second bedroom is also spacious, offering plenty of room for a double bed and a range of freestanding furniture. Conveniently located between the two bedrooms is the main bathroom, which features a bath with shower, W.C., vanity mirror, and hand basin.

At the end of the hallway, there is an open-plan kitchen and living area. The kitchen is well laid out and has an oven, a four-burner gas hob, extractor fan, and ample space for a dishwasher, washing machine, and fridge/freezer. The living area is equally impressive, providing generous space for both relaxing and dining. Three large sash windows flood the room with natural light, creating a bright and airy atmosphere that enhances the feeling of space.

Heading up to the top floor, you'll find the master bedroom which accommodates a king-size bed, side tables, and freestanding furniture. This room benefits from an adjoining ensuite bathroom, complete with a walk-in shower, W.C., hand basin, and vanity mirror, with a tiled finish.

SERVICE CHARGE, GROUND RENT, COUNCIL TAX

Service Charge - £323 per annum, building insurance only
Ground Rent - £440 per annum
Council Tax Band - D

PARKING

On-street parking permit

UTILITY

Electricity – mains connected
Water – mains connected
Heating – gas central heating
Sewerage – mains connected
Broadband – superfast broadband

LOCAL AUTHORITY

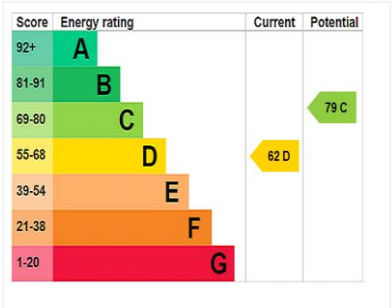
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TENURE

Leasehold - 125 years from 25 December 1987
The vendor is in the process of extending the lease by another 90 years.

DIRECTIONS

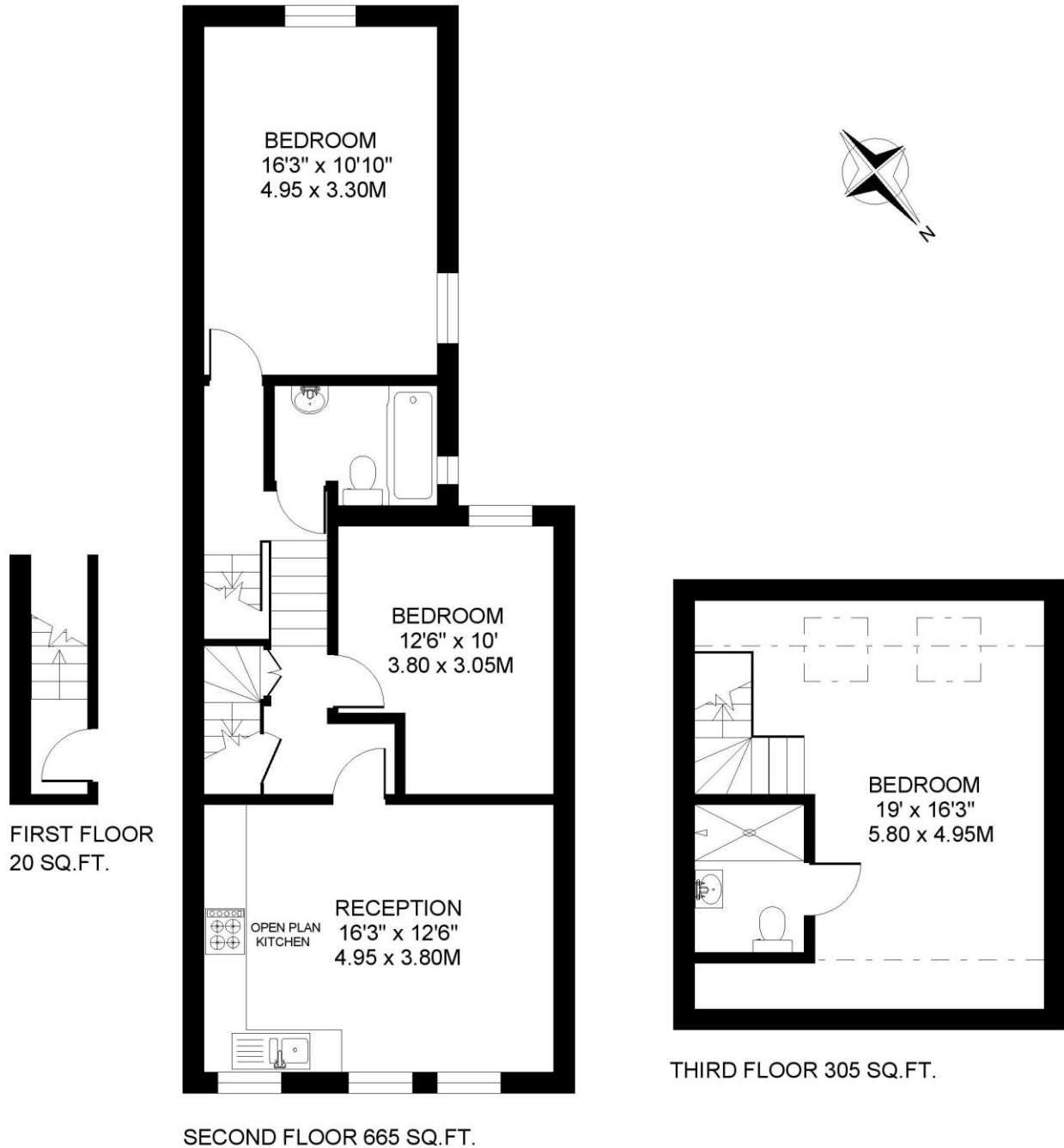
Rita Road is approximately 0.5 miles from Oval Underground Station (Northern and Victoria Line) and is 0.5 miles from Vauxhall Underground Station (National Rail and Victoria Line), which overground trains travelling in and out of the capital.





RITA ROAD. SW8
3 BEDROOM FLAT

Approximate gross floor area
990 SQ.FT / 92 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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