



WANLESS ROAD, SE24
OIEO £500,000 LEASEHOLD

MODERN AND STYLISH TWO-BEDROOM APARTMENT WITH A SPACIOUS BALCONY IN A PRIME LOCATION

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DESCRIPTION:

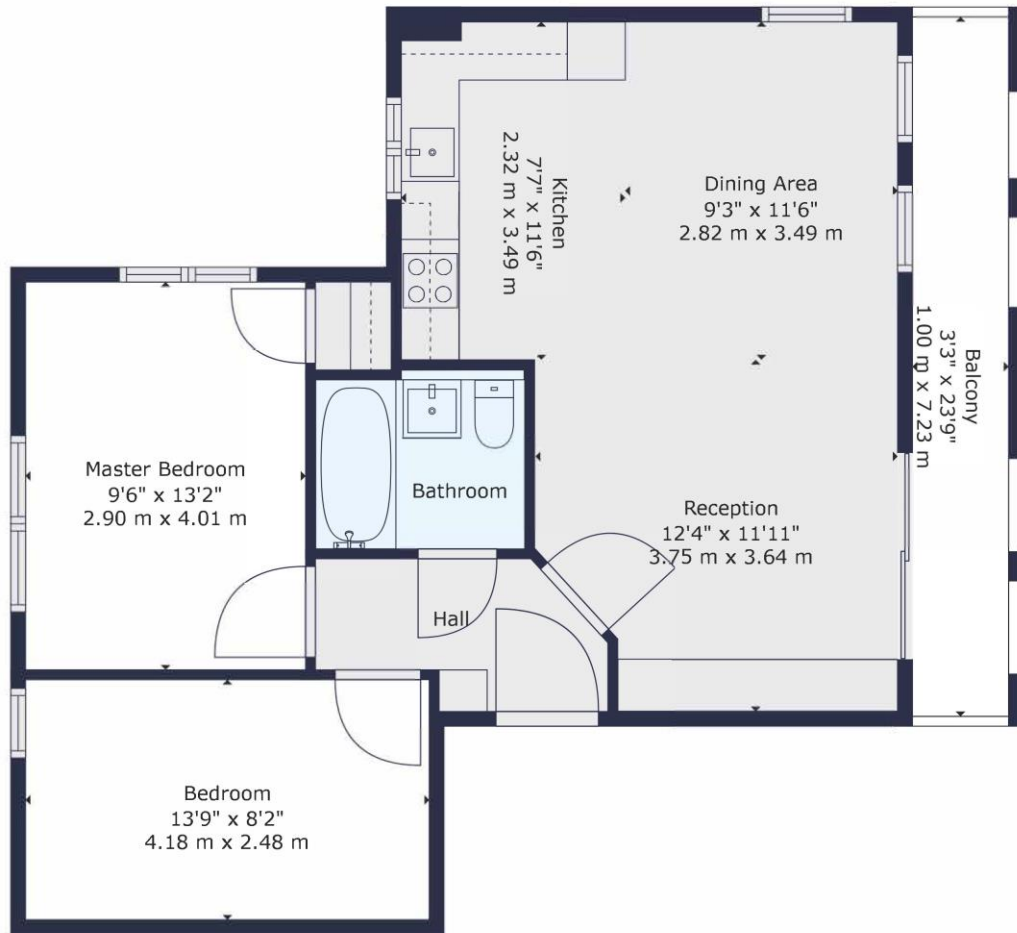
This outstanding second-floor apartment is part of a contemporary development, offering modern living at its finest. The flat boasts a well-designed layout with a bright and airy open-plan living area, perfect for both relaxation and entertaining. The modern kitchen, fully equipped with stylish finishes, makes it a haven for culinary enthusiasts. The wide balcony adds a seamless indoor-outdoor flow, ideal for enjoying your morning coffee or unwinding in the evening. Wanless Road is ideally located for those who value connectivity and convenience. Loughborough Junction station is just a short stroll away, providing excellent transport links to central London. Herne Hill and Brixton, with their renowned markets, independent shops, and diverse eateries, are also within easy reach, making this area perfect for those seeking a vibrant and dynamic lifestyle.

AT A GLANCE

- Bright triple-aspect living room
- Two spacious double bedrooms
- Wide private balcony
- Fully fitted modern kitchen
- Luxury bathroom with premium fittings
- Central heating for year-round comfort
- Ample storage throughout







TOTAL: 678 sq. ft, 63 m2

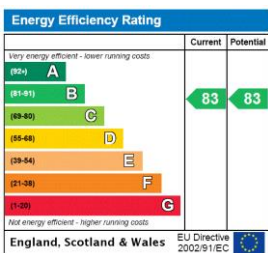
SECOND FLOOR: 678 sq. ft, 63 m2

EXCLUDED AREAS: BALCONY: 79 sq. ft, 7 m2

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or Winkworth. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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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.



Tenure: Leasehold

Term: 115 years and 3 months

Service Charge: £1,393.48 per annum

Ground Rent: £340 Annually (subject to increase)

Council Tax Band: D

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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