

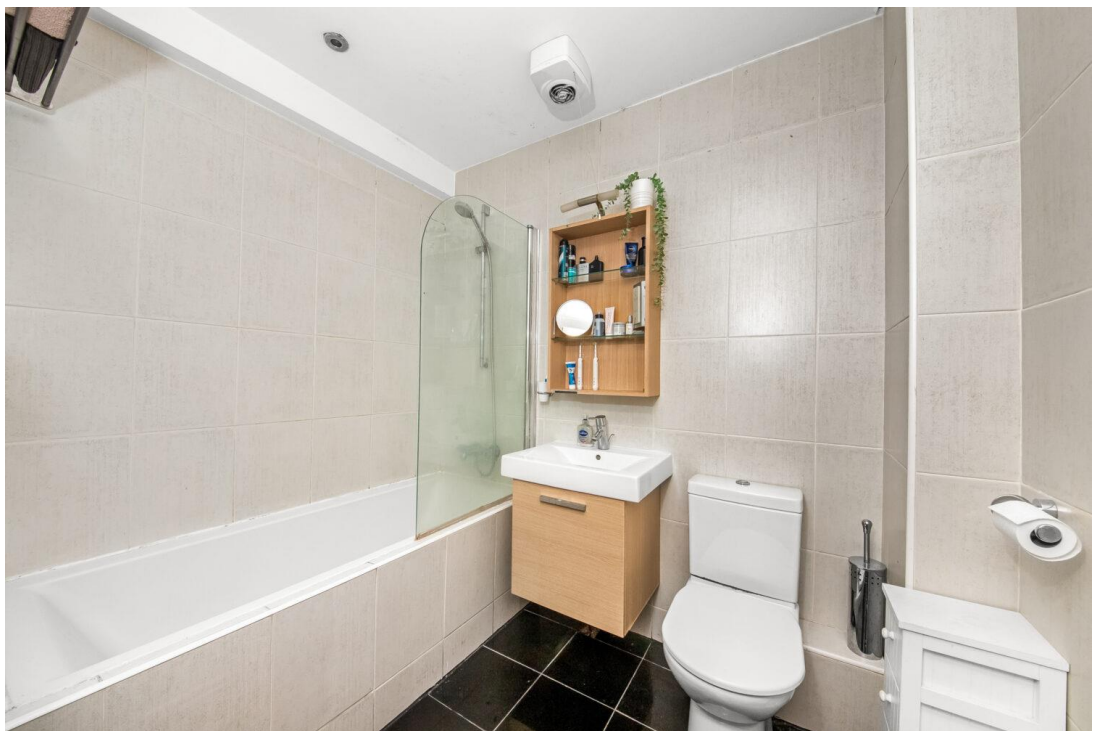


Harry Day Mews, SE27  
£400,000

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# In general

- Warehouse conversion
- Large lounge
- Two double bedrooms
- Fully fitted kitchen
- Modern bathroom
- Private secure parking
- Secure bike locking area
- New double glazing\*
- Lift service
- Fantastic transport links

# In detail

Beautiful and spacious two double bedroom top floor apartment in this desirable warehouse conversion on one of West Norwoods most sought-after roads.

Harry Day Mews is a former furniture depository and retains some of the original charm with large rooms and high ceilings. Boasting circa 752 Sq Ft of internal space, in good condition throughout, along with the 16ft x 15ft reception room, there is a good-sized separate kitchen across the hall, two double bedrooms, modern bathroom and a private balcony.

The current owner has upgraded the double glazing in the living room and both bedrooms, also benefiting new carpets in both bedrooms.

Enviably located close to the junction of Chestnut Road and Norwood Road providing easy access to the local amenities, shops and bars as well as the new Picture House Cinema and library.

West Norwood station offers regular services into London Bridge and London Victoria while Tulse Hill offers fast access into London Blackfriars, City Thameslink and St Pancras.

EPC: E | Council Tax Band: D | Lease: 110 years remaining | SC: £2,568PA | GR: E300pa | BI: Incl in SC





# Floorplan

## Harry Day Mews, SE27

Approximate Gross Internal Area  
69.9 sq m / 752 sq ft



**Third Floor**

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These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		56   D
39-54	E	46   E	
21-38	F		
1-20	G		

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