

HUNTERS[®]

HERE TO GET *you* THERE



Turner Court, Woodfarrs

London, SE5 8EZ

£2,700 Per Month



LICENCE FOR THREE SHARERS. Unfurnished, THREE DOUBLE BEDROOMS (third bedroom is a small double), SMALL BALCONY, built in storage in each bedroom, TOP FLOOR WITH NO ONE ABOVE (3RD FLOOR), refurbished bathroom, kitchen, flooring, doors and decoration.



This unfurnished, THREE double bedroom flat on the third floor (top floor of building meaning no property above you) is available to a maximum of THREE SHARERS. The property has a licence for THREE SHARERS ONLY, as such this is the maximum number of tenants that can live in the property.

Furniture is NOT provided.

The appliances are provided - hob, extractor, oven, tall fridge freezer and washing machine.

The property has double glazed windows in every room including the bathroom and kitchen making each room flood with natural light on sunny days and remain warm in the winter months.

The central heating system has controls on each radiator (as well as a thermostat for main control in the hallway) and is serviced by a combination boiler.

The kitchen, bathroom, flooring and doors have all been replaced (fire doors where required, laminate floor in hallway and carpets in bedrooms and lounge). The property has also been redecorated.

All the bedrooms have built in wardrobes, and the entrance hall could fit a small study area.

There is a small balcony providing pleasant views.

The property is well located for Denmark Hill station, Kings College Hospital as well as Camberwell, Herne Hill and Dulwich towns being in proximity.

Verified Material Information

Monthly rent: £2,800

Council Tax band: C

Tenure: Leasehold

Lease length: 99 years remaining (125 years from 1999)

Property type: Flat

Property construction: Flat roof

Energy Performance rating: D

Electricity supply: Mains electricity

Solar Panels: No

Other electricity sources: No

Water supply: Mains water supply

Sewerage: Mains

Heating: Mains gas-powered central heating is installed.

Heating features: None

Broadband: FTTP (Fibre to the Premises)

Mobile coverage: O2 - Great, Vodafone - Good, Three - Great, EE - Great

Parking: On Street

Building safety issues: No

Restrictions - Listed Building: No

Restrictions - Conservation Area: No

Restrictions - Tree Preservation Orders: None

Public right of way: No

Long-term area flood risk: No

Historical flooding: No

Flood defences: No

Coastal erosion risk: No

Planning permission issues: No

Accessibility and adaptations: None

Coal mining area: No

Non-coal mining area: No

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The information contained is intended to help you decide whether the property is suitable for you. You should verify any answers which are important to you with your property lawyer or surveyor or ask for quotes from the appropriate trade experts: builder, plumber, electrician, damp, and timber expert.

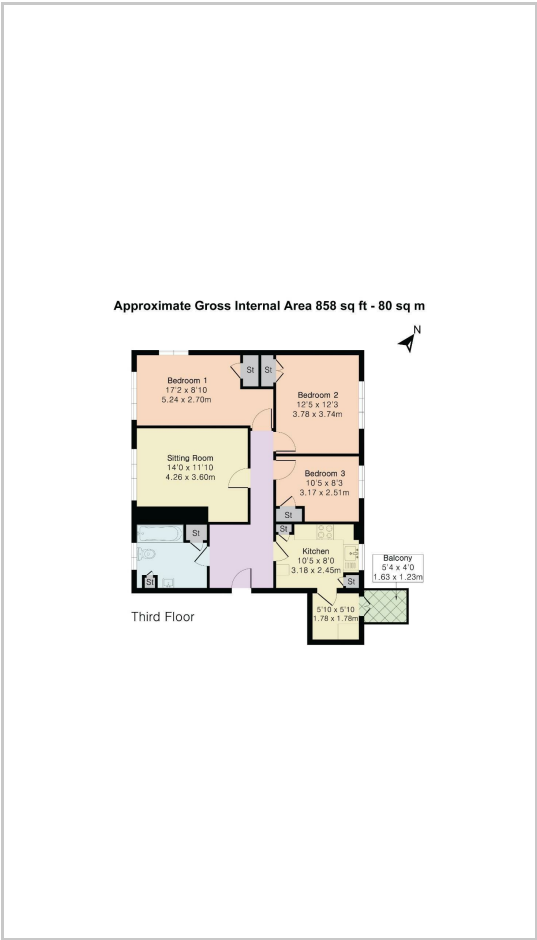
These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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Area Map



Floor Plans



Energy Efficiency Graph

