

STAPLETON LONG

Estate Agents & Chartered Surveyors

EST 1907



Tivoli Road, London, SE27 0EB

One Double Bedroom

Well Presented

No Onward Chain

Prime Location

£300,000 Leasehold

TO VIEW THIS PROPERTY CALL: 020 8670 9111

Email: norwood.sales@stapletonlong.co.uk

www.stapletonlong.co.uk

This fantastic recently renovated purpose built flat offers excellent living arrangements. Comprising of a large reception room, separate kitchen, one double bedroom, office/storage room and bathroom.

Situated in prime location for West Norwood Train Station and the ever popular High Street with its vast array of shops, bars and restaurants

Tivoli Road, SE27

Approximate Gross Internal Area = 47.2 sq m / 508 sq ft

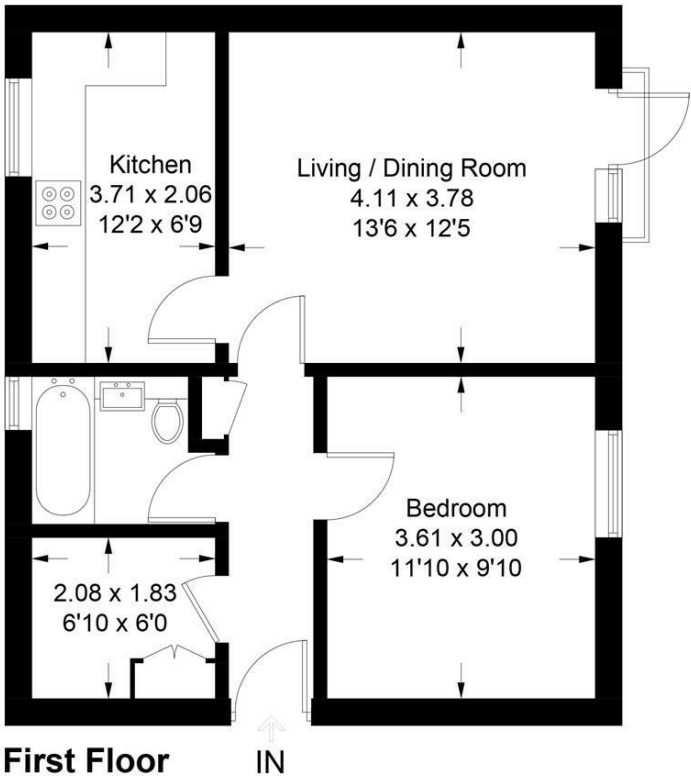


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1265261)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



Please Note: All dimensions are approximate and are quoted for guidance only. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We have been advised by the vendor of the freehold/leasehold status of the property and you should have this, together with any other information provided concerning the tenure of the property, checked by your solicitor. The position regarding fixtures and fittings and, where the property has been extended/converted, the position regarding planning approval and building regulation compliance, should also be checked by your solicitor. These particulars do not constitute or form part of an offer or contract nor may they be regarded as representations. All interest parties must themselves verify their accuracy.

Internal inspection highly recommended.

Council Tax Band: C
EPC Rating: C

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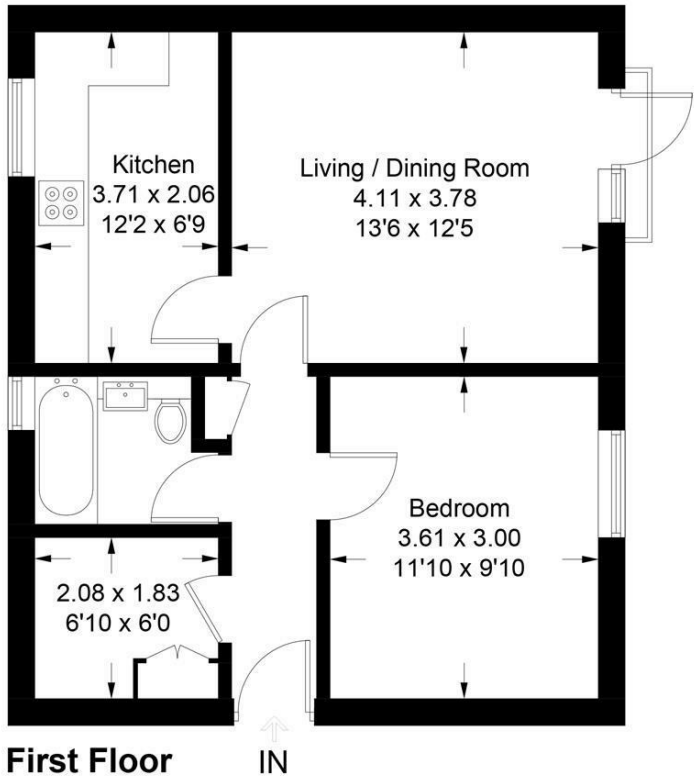


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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
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(81-91) B		
(69-80) C	77	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
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