



Yarn Court Felnex Avenue, Wallington SM6 7DP

welcome to

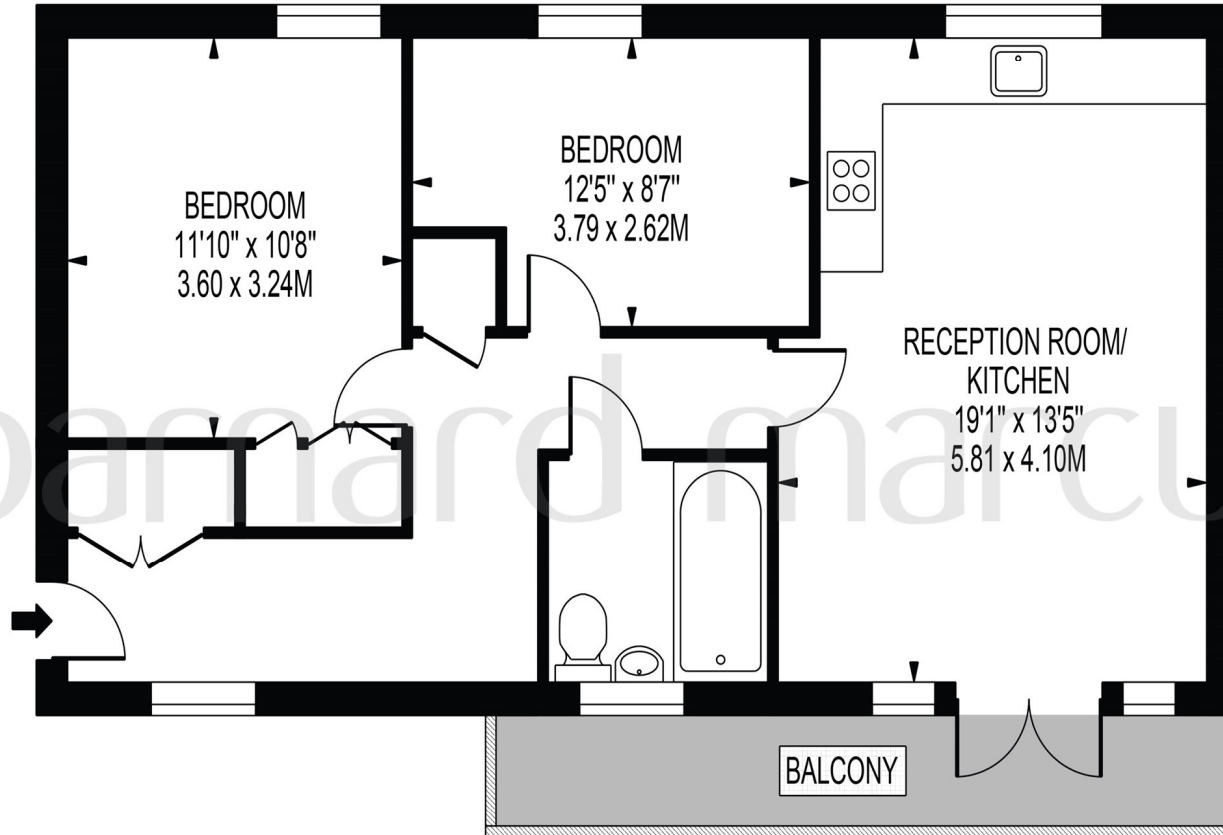
Yarn Court Felnex Avenue, Wallington

Situated on the second floor of the sought-after Yarn Court, this beautifully presented two-bedroom apartment offers contemporary living in a prime Wallington location. The property boasts a spacious open-plan kitchen and lounge area, ideal for both relaxing and entertaining. Flooded with natural light, the living space opens out onto a private balcony - perfect for enjoying your morning coffee or unwinding in the evening. Both bedrooms are generously proportioned, offering ample space for double beds and additional furnishings. The apartment is presented in gorgeous condition throughout, featuring high-quality finishes and modern fittings, creating a warm and inviting home. Additional benefits include secure entry, well-maintained communal areas, and excellent transport links nearby, with Hackbridge station just a short walk away, providing fast connections into Central London. This apartment is ideal for first-time buyers, professionals, or investors seeking a turnkey property in a vibrant, well-connected location.



YARN COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 680 SQ FT - 63.22 SQ M



SECOND FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
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Yarn Court Felnex Avenue, Wallington

- TWO BEDROOM SECOND FLOOR APARTMENT
- IMMACULATE CONDITION THROUGHOUT
- OPEN PLAN KITCHEN/ LOUNGE
- SECURE ENTRY SYSTEM & LIFT ACCESS
- WALKING DISTANCE TO HACKBRIDGE TRAIN STATION

Tenure: Leasehold EPC Rating: B

Council Tax Band: D Service Charge: 1637.22

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£400,000



view this property online barnardmarcus.co.uk/Property/WLG106233



Property Ref:
WLG106233 - 0006

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Please note the marker reflects the
postcode not the actual property