



Pearl House 186A Maple Road London, SE20 8HT

Asking Price £450,000

A beautifully presented three-bedroom split-level flat offering stylish, contemporary living just moments from the heart of Penge High Street. Spread generously across two floors, this home combines modern features with clever use of space.

Inside, the property has been thoughtfully updated to suit modern lifestyles, with sleek finishes and neutral tones throughout. The layout makes excellent use of the split-level design, offering a natural separation between living and sleeping areas, while double glazing throughout ensures warmth, energy efficiency, and peace and quiet.

Penge itself has recently been making headlines, having been named by "The Times" as one of the UK's coolest postcodes to move to. With its growing community of independent cafés, boutique shops, green spaces and excellent transport links into Central London, the area is fast gaining popularity with buyers looking for both value and vibrancy.

Tenure: Leasehold (121 years remaining)
Service Charge: £900.00 p/a (Flat 3 share of building insurance)
Ground Rent: N/A
Council: Bromley (Tax Band C)

With character, convenience and a location that's very much on the rise, this property is an ideal opportunity for anyone looking to put down roots in a thriving South London neighborhood.

Viewing

Please contact our Galloways Penge Office on 020 8778 1120 if you wish to arrange a viewing appointment for this property or require further information.

- 3-BED SPLIT LEVEL FLAT
- MODERN FEATURES
- GREAT PROXIMITY TO PENGE HIGH STREET
- LARGE OPEN RECEPTION AREA
- ACCESS TO EAVES
- LANDING SPACE
- STORAGE ROOM (SHARED WITH OTHER OWNERS)
- 8 MIN WALK TO PENGE EAST STATION
- 11 MIN WALK TO PENGE WEST STATION
- (ALL WALKING TIMES ARE ESTIMATED VIA GOOGLE MAPS)



3



2



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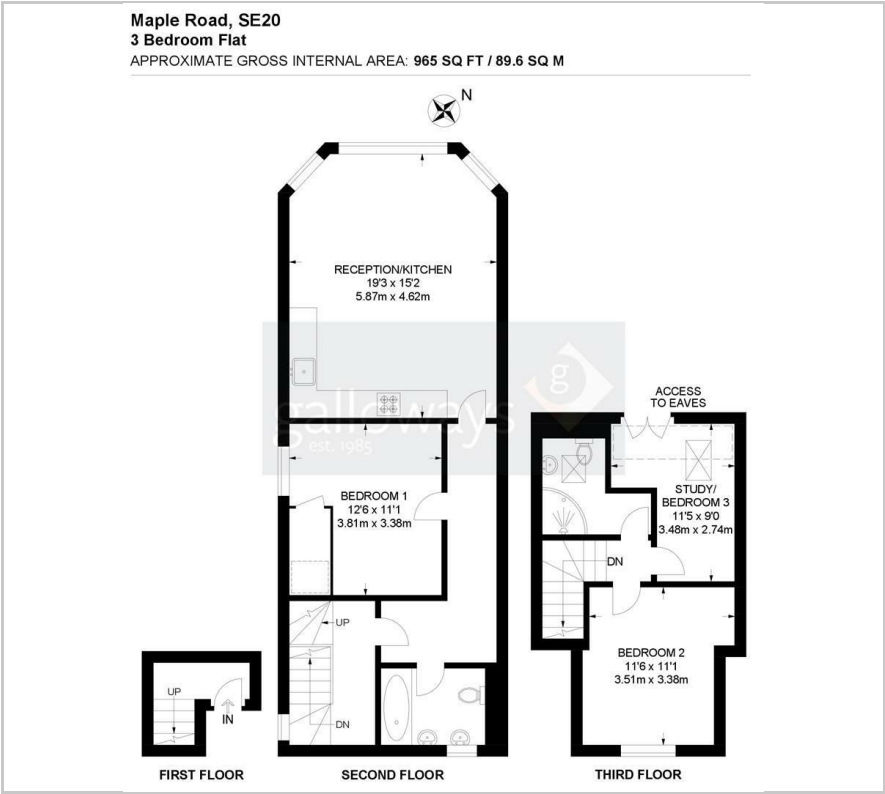


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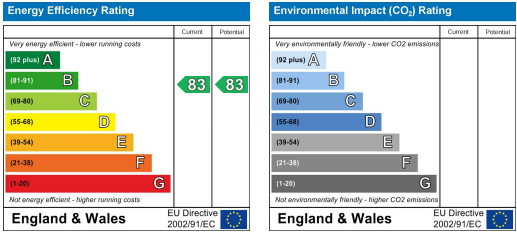
Floor Plan



Area Map



Energy Efficiency Graph



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