



Leonard Court Cobden Walk, London SE15 2BP

welcome to

Leonard Court Cobden Walk, London

With limited apartments remaining, this is your final opportunity to live in Peckham's 'pulse'! Dubbed by the Evening Standard as 'A Rising Star in the South', Peckham Place really does have it all!

This brand new development, completed in Spring 2020, offers 78 stunning one, two and three bedroom apartments and duplexes. The city views, beautifully landscaped communal gardens and contemporary specification are just some of the many design features that the development boasts.

Peckham is a great place to be right now, after all, it recently topped the Sunday Times list of the best places to live in London.

When you feel the need to head out of Peckham, the great transport links mean you'll have an easy commute no matter which direction you are heading. Travel times from Queens Road, Peckham to London Bridge are a matter of just eight minutes.



LEONARD COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1384 SQ FT • 128.58 SQ M



GROUND FLOOR



FIRST 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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ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.



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- THREE BEDROOMS
- THREE BATHROOMS
- HIGH QUALITY KITCHEN WITH INTEGRATED APPLIANCE
- BEAUTIFULLY LANDSCAPED GARDENS
- TERRACE

Tenure: Leasehold EPC Rating: Exempt

£825,000



Please note the marker reflects the postcode not the actual property

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Lease details are currently being compiled. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



Property Ref:
PKM101610 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.


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