



## Flat 12 Mason Arms

109 East Street, London, SE17 2SB

£500,000



# Flat 12 Mason Arms



## Description

This impressive two bed apartment is truly magnificent and is situated in the idyllic area of Elephant and Castle, a stones throw away from the local cafes and restaurants and shops.

This unique 2 bedroom conversion, comprises mezzanine style open plan living space and oozes charm and character. The wonderful wood flooring runs throughout the ground floor accentuating the feeling of space. All appliances and finishes are to the highest standard. The double glazed sash window floods the sitting room with natural light. The stylish furniture that complements the property is brand new and has been carefully chosen by an interior designer for the property.

The top floor consists of a generous living area and the first bedroom, which boasts built-in wardrobes and a luxurious en-suite with a walk-in shower.

The mezzanine living space takes you down to the ground floor, which consists of the open plan kitchen, dining area and more reception space. The galley style beautiful brand new modern kitchen is fully

- Two double bedrooms both with en-suite facilities
- Air conditioning
- Open plan living
- Excellent transport links
- No Onward chain
- Long lease
- Stylish modern decor
- Modern fully integrated kitchen
- Great location






## Floor Plan



Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i> (92 plus) <b>A</b> (81-91) <b>B</b> (69-80) <b>C</b> (55-68) <b>D</b> (39-54) <b>E</b> (21-38) <b>F</b> (1-20) <b>G</b>			
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>			

**England & Wales**

EU Directive  
2002/91/EC.



## Viewing

Please contact our Head Office Office on 03333444385  
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

