



Rosendale Road, SE21 | £400,000

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In General

- An attractive first floor conversion flat
- Two bedrooms
- Lounge/dining room
- Fitted kitchen
- Modern Bathroom
- Off street parking
- Well presented throughout
- Central location close to shops and transport links
- No onward chain
- Share of freehold

In Detail

An attractive first floor conversion flat for sale set within this imposing period property and located on a very popular residential road in West Dulwich.

The property has attractive accommodation comprising two bedrooms, lounge/dining room, fitted kitchen and modern bathroom. Externally to the front there is allocated off-street parking.

The property is well located for access to West Dulwich and Dulwich Village with their numerous independent shops, cafes and restaurants. The property is also within walking distance to the areas numerous beautiful green spaces including Dulwich Park, Dulwich & Sydenham Woods, Belair Park and Crystal Palace Park. Rail links to central London are from nearby West Dulwich (Victoria and Blackfriars) and West Norwood (London Bridge and Victoria).

The property is offered with no onward chain.

Share of freehold

EPC: C | Council Tax Band: C | Lease: 118 years remaining | SC: Nil | GR: Nil | BI: £372 pa



Floorplan

Rosendale Road, SE21

Approximate Gross Internal Area
48.2 sq m / 519 sq ft



First Floor

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These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
102 plus) A		
81-101 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	

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