



Champion Hill, SE5 | £635,000

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In General

- Three bedrooms
- Gorgeous period conversion
- Top floor, with leafy views
- Excellent condition throughout
- 890 Sq Ft of internal space
- Access to off-street parking
- Desirable, residential road

In Detail

Gorgeous, characterful and beautifully-bright three bedroom apartment on the top floor of this recognisable Georgian-style period building enviably located between Denmark Hill and East Dulwich.

Boasting 890 Sq Ft of internal space which has been lovingly maintained and modernised by the current owner. There is a 14x12 ft reception room with a leafy south-facing view as well as a stunning 10x9 ft eat-in kitchen and a modern shower room. There are three comfortable bedrooms - including a 13x10 ft principal bedroom with built-in storage. The apartment benefits from access to allocated off-street parking.

Champion Hill is ideally located for the strong transport links into The City and West End from Denmark Hill station (0.4 miles) and East Dulwich station (0.5 miles) as well as bus/cycle routes through the neighbouring Peckham Rye, Dulwich Village and Herne Hill. There are a host of independent shops, bars, coffee shops and restaurants on nearby Lordship Lane and Bellenden Road as well as a choice of parks and green spaces - including Ruskin Park.

Early viewing recommended.

EPC: D | Council Tax Band: D | Lease: 995 years remaining | SC: Nil | GR: Nil | BI: TBC | Sinking fund £600 pa



Floorplan

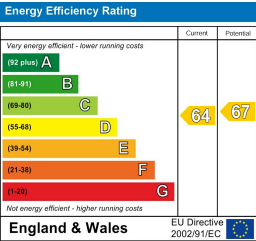
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Approximate Gross Internal Area
82.7 sq m / 890 sq ft



Reduced Headroom Below 1.5 M / 5'0"

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