



Benwick Close, London, SE16 2HE

A spacious freehold house with three bedrooms, two bathrooms, rear and front gardens, located next to Southwark Park.

The ground floor boasts two generous gardens, a modern kitchen with plenty of storage space, the first of two bathrooms and a spacious reception leading into the private rear garden ideal for entertainment and alfresco dining. The first-floor features three bedrooms, one with built-in storage, and the well-kept family bathroom.

The property is conveniently located a short walk away from Bermondsey and Canada Water underground stations. There are a range of local amenities such as restaurants, cafes and a number of independent micro-breweries on the 'beer mile'. Spa Terminus and Maltby Street markets are within walking distance and Borough market is a short bus journey away. Residents Car Parking

Council Tax Band: D

£700,000

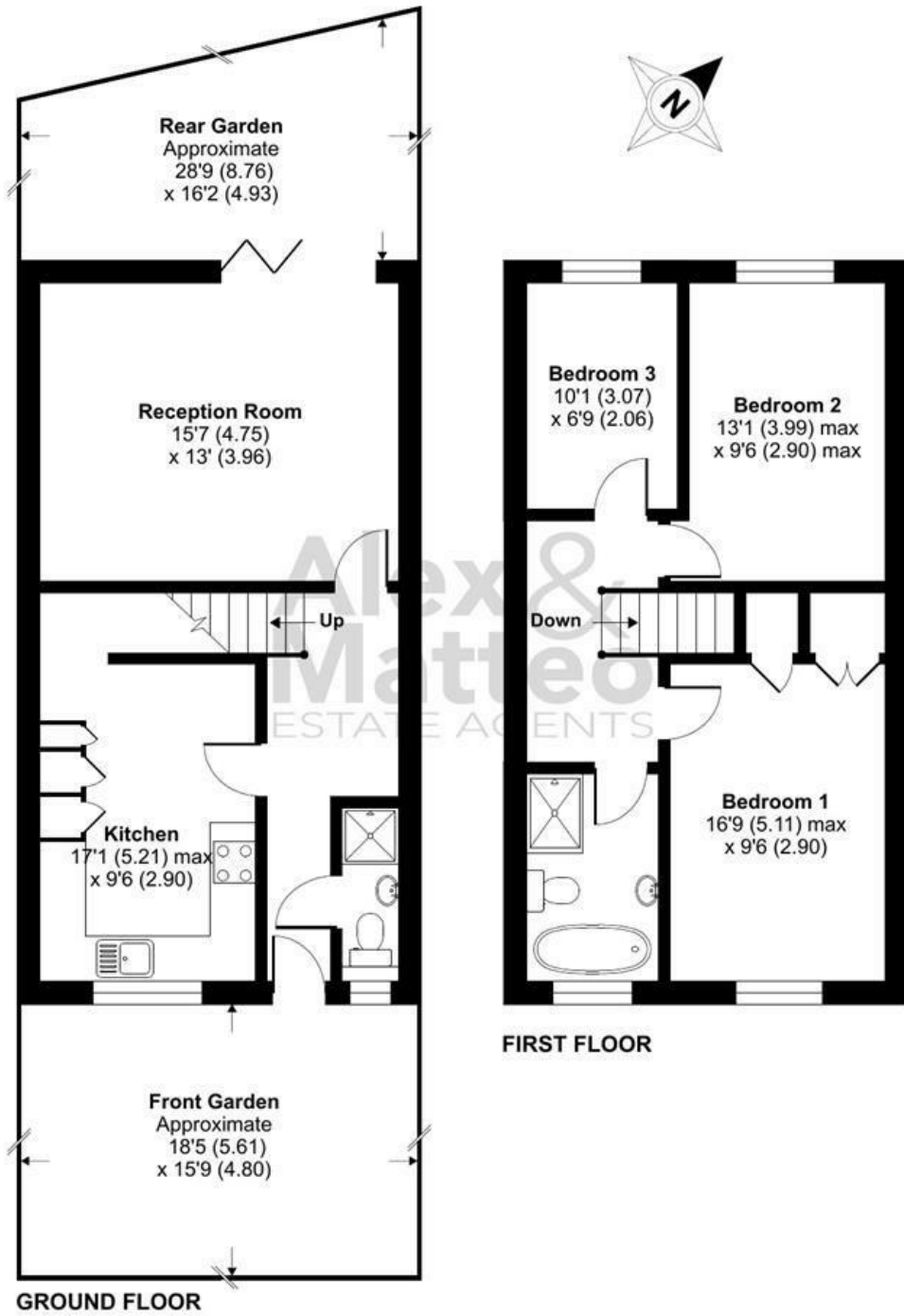
- Three Bedroom House - Chain Free
- Recently Refurbished
- Two Private Gardens
- Separate Spacious Contemporary Kitchen
- Two Modern Bathrooms
- Moments from Bermondsey Station
- Next to Southwark Park

Alex & Matteo
ESTATE AGENTS

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Approximate Area = 976 sq ft / 90.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022. Produced for Alex & Matteo Estate Agents. REF: 880688

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B		75	
(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	