



Peckham Road, SE5
Guide Price £585,000-£600,000

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In general

- Over 1010 sq ft of internal space
- Two double bedrooms (one with En suite)
- Open plan entertaining space
- Private, South-Westerly terrace
- Bespoke development
- Close to transport links
- Ideally located for local amenities

In detail

A large, bespoke two bed apartment boasting over 1000 sq. ft. with exceptional finish and attention to detail available in the Camberwell area.

Extremely well placed for the amenities and connections of both Peckham and Camberwell, this wonderful apartment is situated on the second floor. Completed in 2016 by developers TLS, 'The Residence' is a unique development of nine, modern and chic apartments.

Upon entering the building, the lobby provides lift access up to the residential levels. A spacious hallway leads through to a fantastic open-plan kitchen entertaining space with access to a stunning south-westerly facing terrace . Sleek contemporary kitchen units with integrated appliances and plenty of storage space as well as underfloor heating throughout.

A spacious master bedroom sits at the back of the apartment and has an en-suite bathroom. There is also a further double bedroom and separate large bathroom.

A variety of restaurants, bars, cafes, and independent shops such as Toad Bakery and Kalon Salon on your doorstep in Camberwell, Peckham Rye and nearby East Dulwich.

The property is incredibly well connected by local transport links and is only 0.7 miles to Denmark Hill Station as well as 0.7 miles to Peckham Rye Station with Overground services to most major London Terminals such as London Victoria, London Bridge and London Blackfriars. Peckham Rye station also offers Overground services to Canada Water, Shoreditch High Street, Highbury & Islington and Clapham Junction.

EPC: B | Council Tax Band: D | Lease Term Remaining: 118 years | SC: £1,900 pa | GR: £325 pa | BI: £300

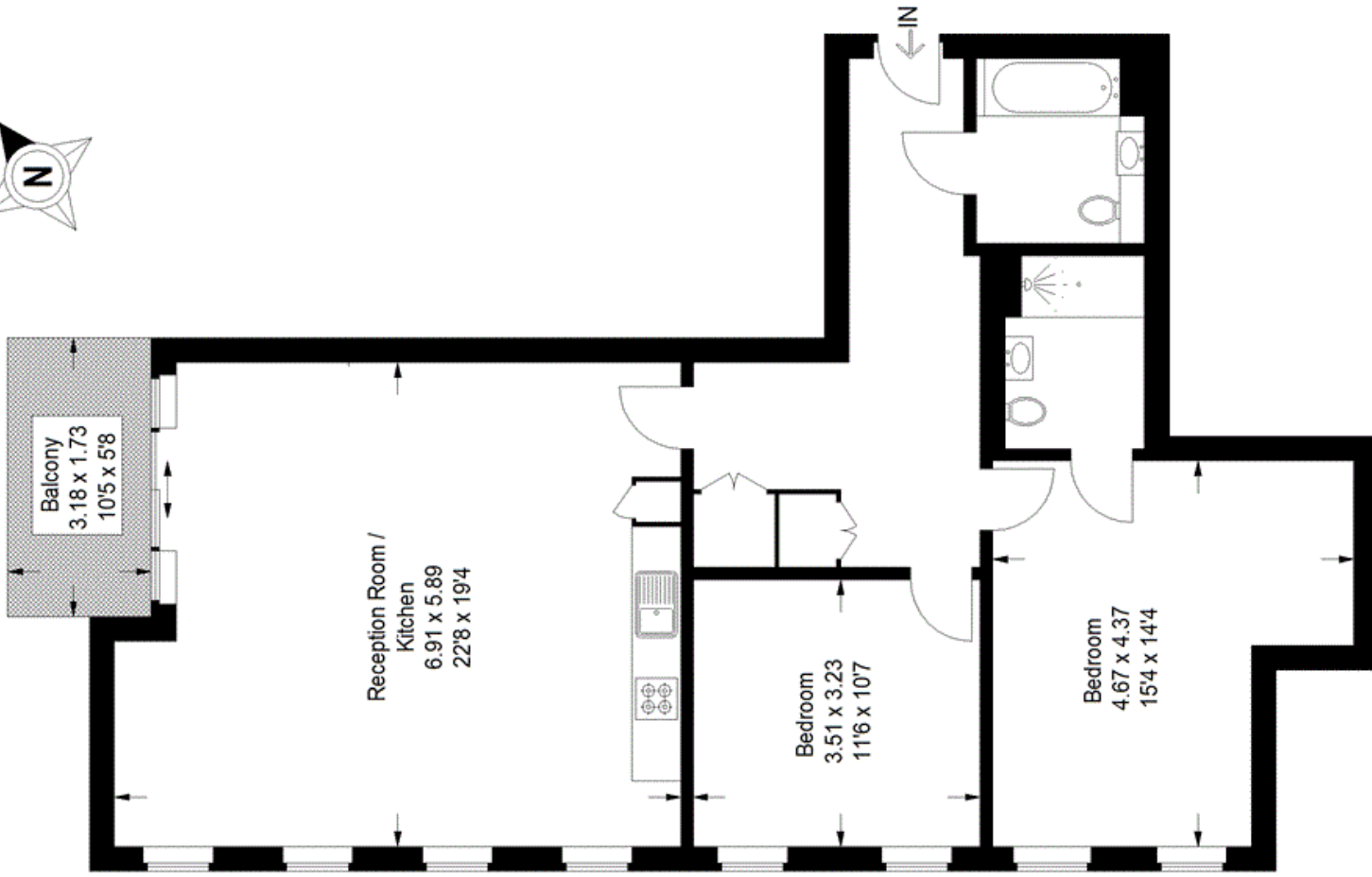


Floorplan

Peckham Road, SE5

Approximate Gross Internal Area

94.2 sq m / 1014 sq ft



Second 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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	80 B	80 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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