



Goldsmith Road, SE15 | £315,000

02087029666

peckham@pedderproperty.com

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In General

- Duplex
- One bedroom
- Refurbished
- Long Lease
- Great location
- Chain Free

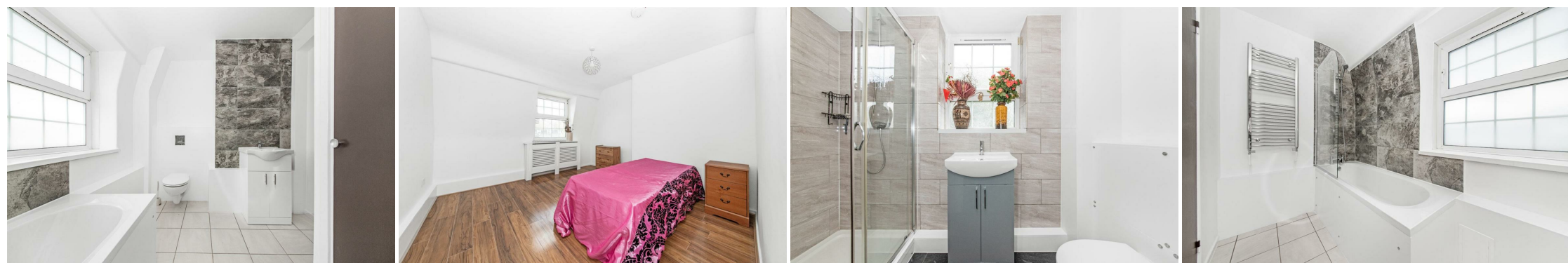
In Detail

Refurbished throughout, this spacious one bedroom duplex apartment boasts a fantastic location and generous living space.

The large living area offers an abundance of natural light, complemented by a modernised kitchen, two sleek bathrooms, and a well-proportioned double bedroom. Situated on the top floor, the property also benefits from residents parking and access to communal gardens.

Location is key, with Peckham High Street right at your doorstep, offering a diverse array of restaurants, trendy bars, cafes, and local amenities. You are spoilt for choice with both Peckham Rye Station and Queens Road Overground Station within walking distance, providing easy commutes into the City, alongside convenient local bus routes.

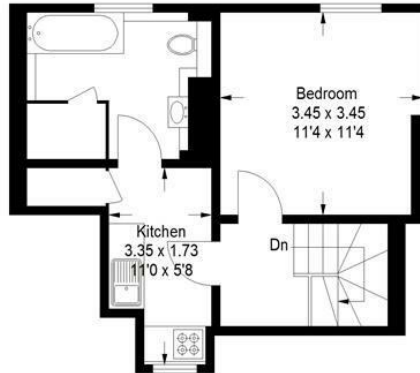
EPC: E | Council Tax Band: B | Lease: 191 years remaining | SC: £2,883.97 | GR: Peppercorn | BI: Incl. in SC



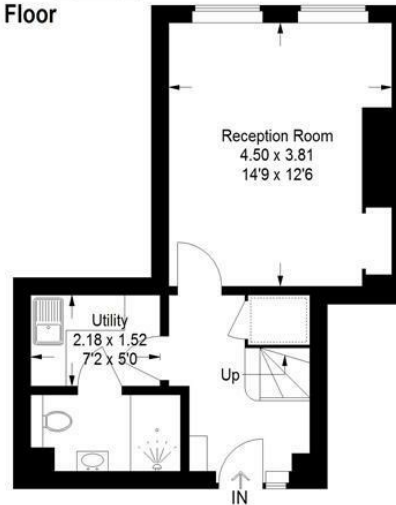
Floorplan

Wakefield House, SE15

Approximate Gross Internal Area
64.5 sq m / 694 sq ft



Fourth Floor



Third Floor

= Reduced Headroom Below 1.5 M / 5'0

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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		Current	Potential
Very energy efficient - lower running costs			
102 plus) A		85	85
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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