



Flat 801, 6, Siddal Apartments Heygate Street, London,
SE17 1FQ

 3  2  1  B

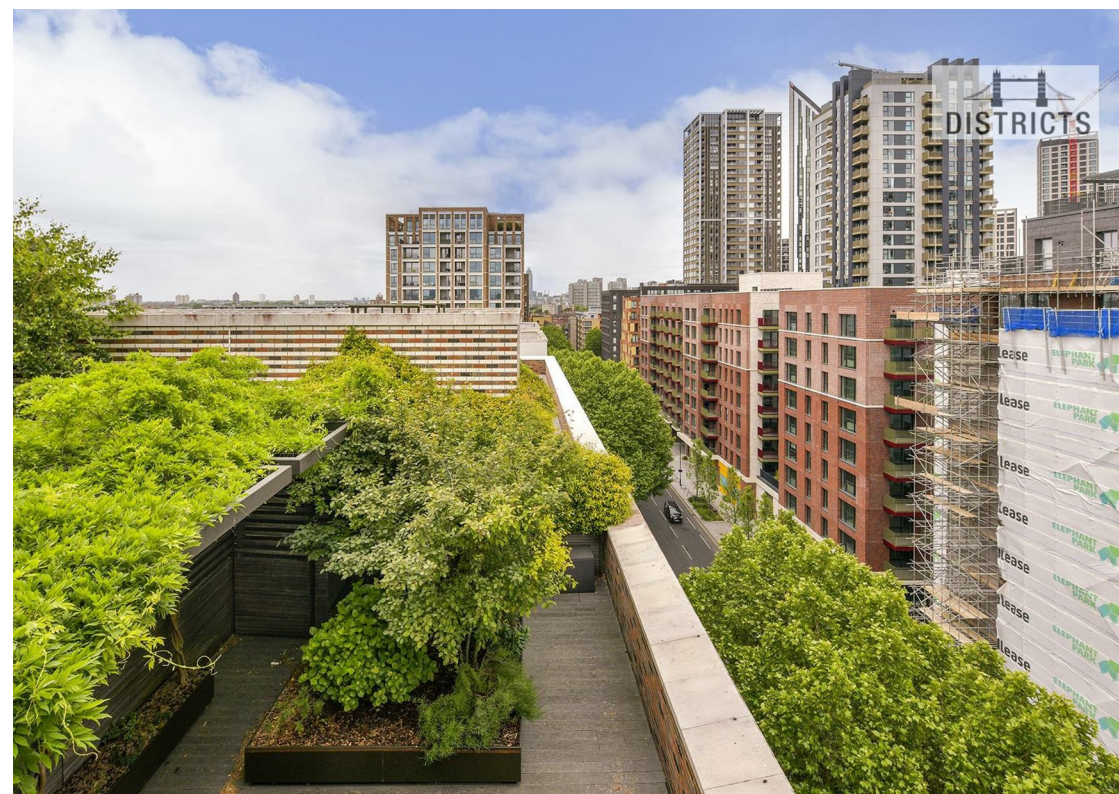
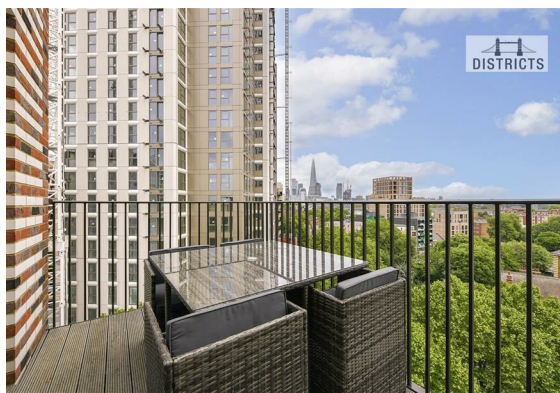
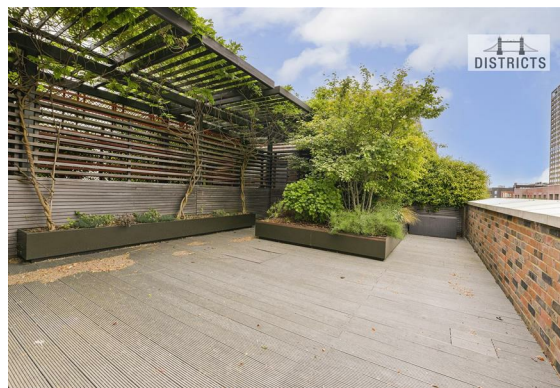
Districts are proud to offer this stunning, spacious three-bedroom apartment boasting its very own large private terrace. This beautiful residence features a generously proportioned open plan reception featuring floor to ceiling full-height windows, a contemporary kitchen boasting integrated appliances, and an additional 500 sq/ft private terrace perfect to enjoy those summer evenings with friends. Three spacious bedrooms offer ample accommodation, complete with fitted wardrobes, while the master bedroom boasts the added luxury of an ensuite bathroom and dressing room. Unfurnished & Parking available by separate negotiation.

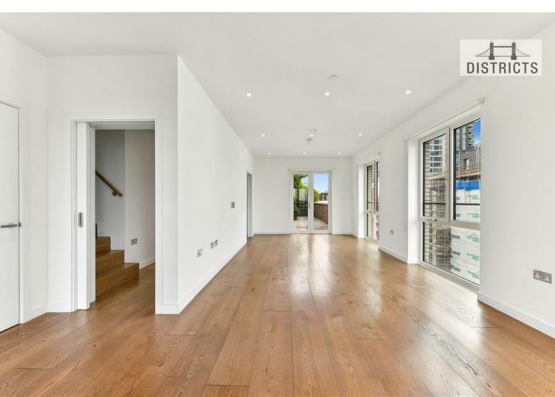
Onsite facilities include, a 24-hour concierge services, access to an onsite gym and a business suite. The variety of amenities include cafes, restaurants and shops (Castle Square Shopping centre) with Borough Market and Macarta Metropolitano only a five-minute walk away. The development is located close to Elephant and Castle National Rail and Underground stations, providing Underground and Rail services by Thameslink, South-eastern, Bakerloo and Northern Line

Council Tax Band: Southwark F
 Minimum contract: 12 months
 Change of contract fee: £50 including VAT
 Lift access | Cladding: EWS1 Certificate available
 Holding Deposit - £1,107(1 weeks rent, subject to agreed offer)

Electricity supply – Mains | Cold Water supply – Mains | Sewerage – Mains | Heating – Communal | Internet: Fibre | Parking available by separate negotiation.

To check broadband and mobile phone coverage please visit Ofcom.
 To check planning permission please visit Southwark Council Website, Planning & Building Control





Siddal Apartments, SE17
Approximate Gross Internal Area
135.75 sq m / 1,461 sq ft

(Including restricted height
under 1.5m ϵ \equiv \equiv \equiv)
(CH = Ceiling Heights)



This plan is not to scale. It is for guidance and not for valuation purposes.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
© Fulham Performance

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	86
(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		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.