



THOMAS HOWE
PROPERTY POWERED BY
exp UK

0208 914 7896

07761 514 760

thomas@thomashowproperty.co.uk

www.thomashowproperty.co.uk

Maple Road, Penge

£375,000

🛏️ 2 🪑 2 🚿 1



GUIDE PRICE £375,000-£400,000

Please Quote Ref TH0310 For All Enquiries - A stylish and well-presented share of freehold split-level flat arranged over the first and second floors of an attractive period property on sought-after Maple Road, SE20.

Blending period character with modern comforts, this home has been carefully maintained by the current owner. A particular highlight is the striking cast iron fireplace in the spacious kitchen/diner, providing a charming focal point for everyday living and entertaining.

The first floor comprises a generous kitchen/dining area, a bright reception room, a modern fitted bathroom, and a good-sized bedroom. Upstairs, the loft has been converted to create a large double bedroom with excellent natural light and practical eaves storage.

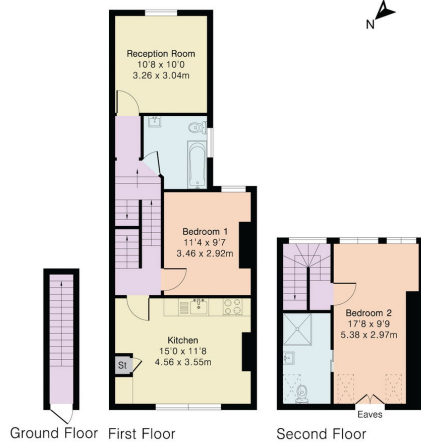
As a share of freehold property, with a low annual service charge of approximately £350 – making it an affordable and attractive alternative to standard leasehold homes.

Ideally positioned, the property benefits from Maple Road's independent shops, cafés and amenities, with Penge East, Penge West and Anerley stations all within walking distance, offering fast and frequent connections into Central London.

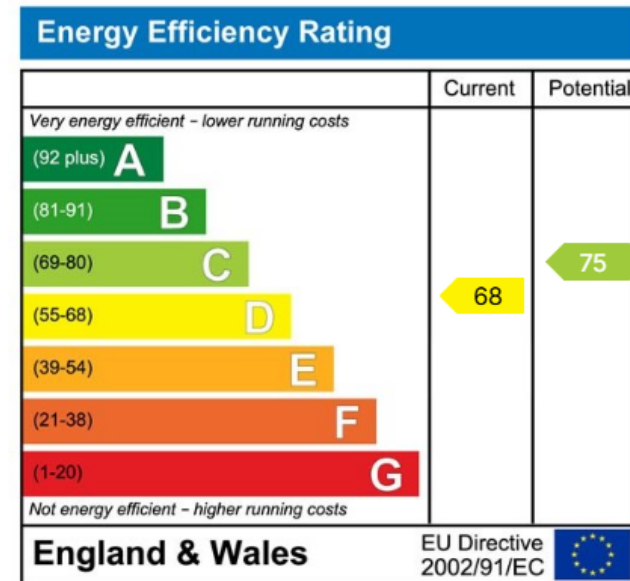
This versatile home is well suited to first-time buyers, young professionals, or buy-to-let investors seeking a characterful property in a well-connected South London location.



Approximate Gross Internal Area 847 sq ft - 79 sq m
 Ground Floor Area 37 sq ft - 3 sq m
 First Floor Area 546 sq ft - 51 sq m
 Second Floor Area 264 sq ft - 25 sq m



- Please Quote Ref TH0310 For All Enquiries
- Low annual service charge of approximately £400
- Bright reception room offering flexible space for relaxing or working from home
- Contemporary fitted bathroom with modern finishes
- Desirable Maple Road location, with independent shops, cafés and everyday amenities on the doorstep
- Share of freehold split-level flat arranged over the first and second floors of a spacious kitchen/diner with a striking cast iron fireplace – ideal for cosy meals or entertaining
- Proportioned bedrooms, including a generous loft-converted bedroom with excellent natural light for throughout
- Excellent transport links via Penge East, Penge West and Anerley stations, with quick connections into Central London



THOMAS HOWE Property Powered by eXp is an approved agent of eXp World UK Limited, trading as eXp UK, E14 5HU. Registered at 5 Churchill Place, 10th Floor, London, United Kingdom. Company number 12016573. VAT no 327 4120 29.

If you have instructed another agent to sell your house and instruct eXp World Ltd to sell your property at the same time, then you could be liable to pay both agents. It is recommended that you check the contract you have with your current agent.