



**Paulet Road, London SE5**



**welcome to**  
**Paulet Road, London**

A spacious one double bedroom raised ground floor purpose built apartment, with direct access to a good size private rear garden, enviably situated in a sought after residential road close to trendy Brixton. Available for sale with no onward chain the property is superbly appointed throughout, ideal for anyone looking to move straight in. The property is situated just a short walk from Brixton's vibrant High Street and markets which offer a plethora of shops, stalls, restaurants and bars by day as well as night. Brixton Station (Victoria Line and Overground services) is just moments away along with a multitude of bus routes in and out of the city. Stockwell Tube Station (Northern and Victoria lines) is also just 0.7 miles away.

Accommodation comprises an entrance hall, one double bedroom, large living room with space for a dining table, kitchen, bathroom and a large private rear garden.

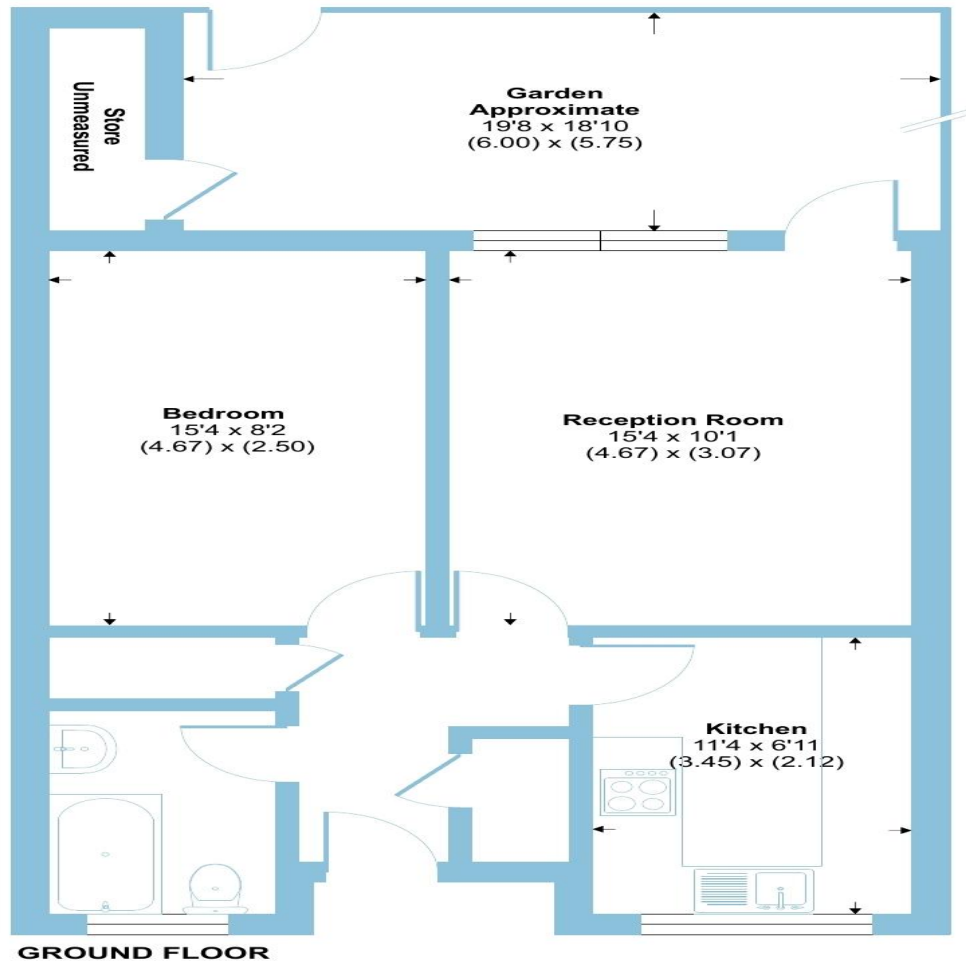
Early viewings are recommended to avoid missing out.



## Paulet Road, London, SE5

Approximate Area = 494 sq ft / 45.8 sq m (excludes garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Barnard Marcus. REF: 1203074. © nichecom 2024.

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- One Double Bedroom
- Large Private Rear Garden
- Fully Renovated Condition
- No Onward Chain
- Raised Ground Floor

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 2800.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 13 Jan 1999. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £325,000



Please note the marker reflects the  
postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/KGT110631](https://barnardmarcus.co.uk/Property/KGT110631)



Property Ref:  
KGT110631 - 0011

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