



East Street, London SE17

welcome to

East Street, London

A simply stunning one double bedroom second floor modern built apartment that has been meticulously finished to an exacting standard. Styled in contemporary tones and modern fittings throughout, the property has been lovingly maintained and would be ideal for anyone looking for a turn-key property. The property is situated in a popular residential location just off the Walworth Road, offering access to the iconic East Street Market, along with a host of shops, supermarkets, restaurants and bars. Transport links are provided by Elephant & Castle station (Northern Line, Bakerloo Line and Overground) as well as Kennington station (Northern Line) along with a plethora of bus routes into the city. The green spaces of Nursery Row Park and Burgess Park are both nearby, ideal for those who enjoy being outdoors.

Accommodation consists of an entrance hall with good storage, one double bedroom, luxury open plan kitchen/reception room and a stylish re-fitted bathroom.

An internal viewing is essential to fully appreciate the internal quality.

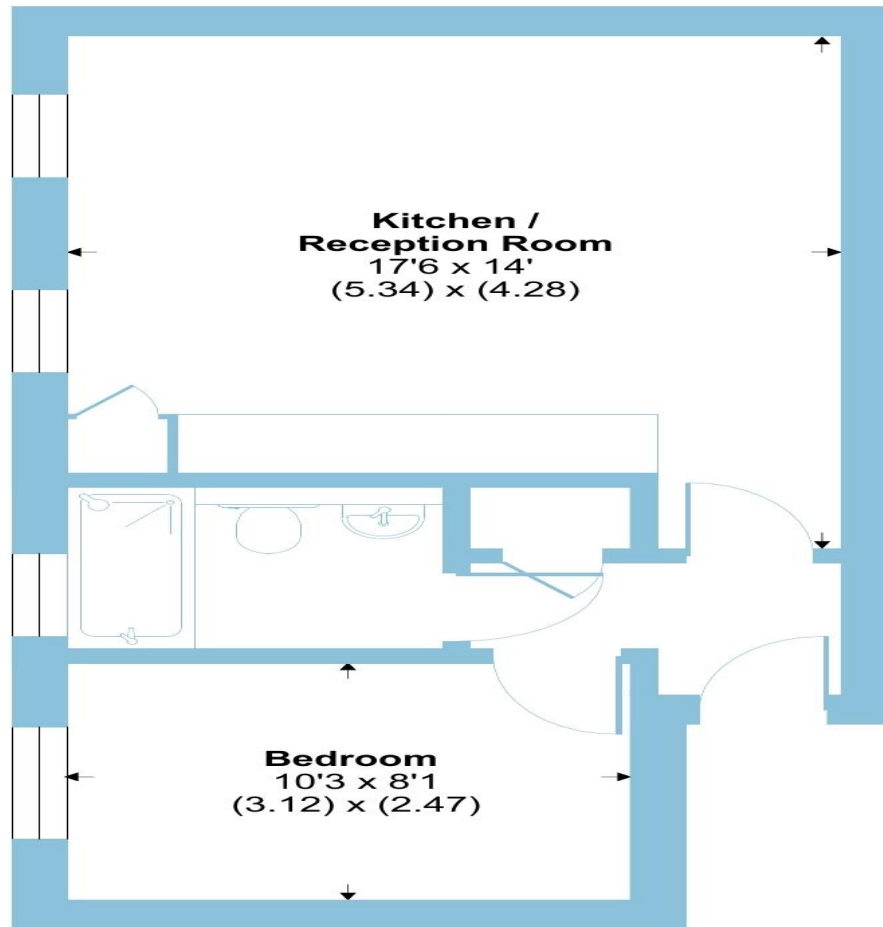




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Approximate Area = 387 sq ft / 36 sq m

For identification only - Not to scale



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Barnard Marcus. REF: 1323716

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- One Double Bedroom
- Second Floor
- Modern Built
- Stunning Condition
- Sought After Location

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 1932.00

Ground Rent: 350.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 20 Nov 2020.
Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£350,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/KGT110830



Property Ref:
KGT110830 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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