

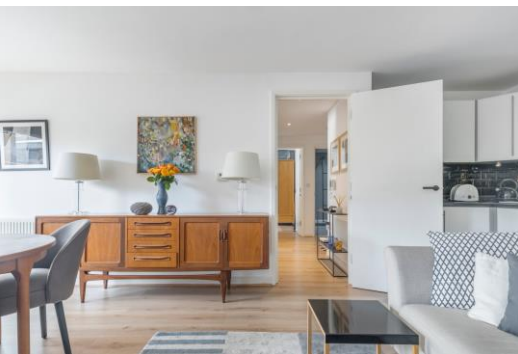


Hicks House

Frean Street, SE16

Asking Price £625,000

Immaculately presented two-bedroom apartment with a peaceful outlook into communal garden and exceptional modern finishes.



Hicks House

Frean Street, SE16

- Two Bedrooms
- One Bathroom
- Private Balcony
- Three Storage Cupboards
- Open Plan Kitchen
- Leasehold
- Communal Garden
- Excellent Location
- Great Transport Links



Situated on the upper floor of a modern development, this exceptional two-bedroom, one-bathroom apartment offers an expansive balcony with a tranquil view into the communal garden. Finished to the highest standards and presented in immaculate condition throughout, the interiors feature contemporary fittings and generous proportions, creating a stylish and comfortable living space. The open-plan kitchen boasts units six meters in length and the living area is flooded with natural light, with direct access to the balcony, ensuring a seamless indoor-outdoor flow ideal for both relaxation and entertaining.

The well-sized bedrooms are thoughtfully designed for comfort, creating a luxurious and modern retreat. Three storage spaces further enhance the convenience of this home. The second bedroom is equally spacious, with easy access to the fully refurbished family bathroom, which is sleek and sophisticated in design. Located in Hicks House, the apartment benefits from a vibrant yet peaceful setting with local highlights such as Maltby Street Market, Shad Thames, Bermondsey Street, Borough Market, and Tower Bridge all within reach. Excellent transport links, including the Jubilee line at Bermondsey and numerous bus routes, make this property perfectly connected to the best the city has to offer.

Tenure: Leasehold 108 years 3 months

Service Charge: £2903.16 pa

Ground Rent: £0 nil

Local Authority: London Borough of Southwark

Council Tax Band: E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(94-100) A		
(81-93) B	83	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Chestertons Tower Bridge Sales

220 Tower Bridge Road

Tower Bridge

London

SE1 2UP

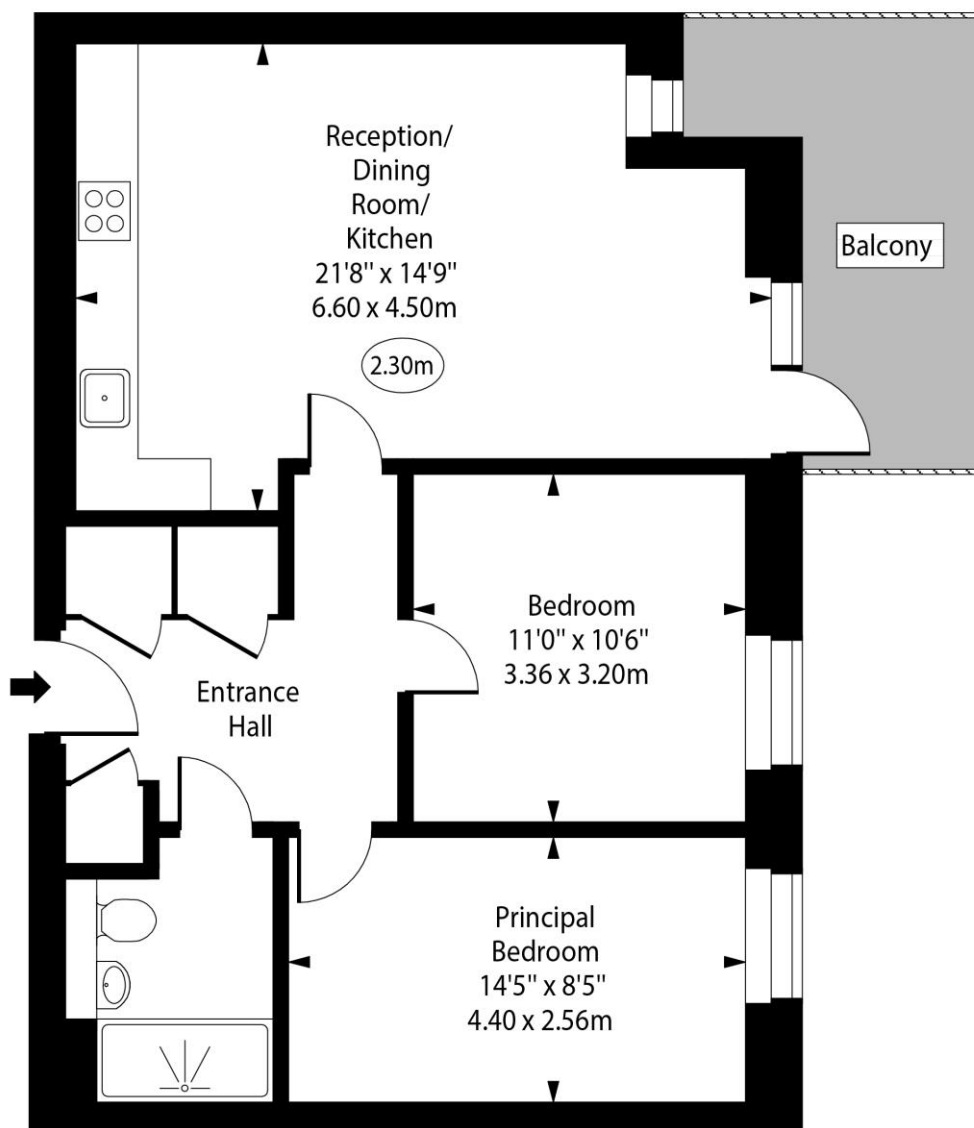
towerbridge@chestertons.co.uk

020 7357 7999

chestertons.co.uk

Hicks House, Frean Street, SE16

○ - Ceiling Height



Third Floor

Approx Gross Internal Area

700 Sq Ft - 65.03 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

Ref. No. 026657IG

