



OFFERS IN EXCESS OF

**£425,000**

**Bellenden Road**  
SE15 4QY

**GARETH**  
**JAMES**

## PROPERTY SUMMARY

Nestled on one of Peckham's most sought-after streets, this spacious one-bedroom apartment spans two levels within a meticulously restored Victorian conversion, boasting a private south-west facing garden, making it an ideal buying opportunity.

1



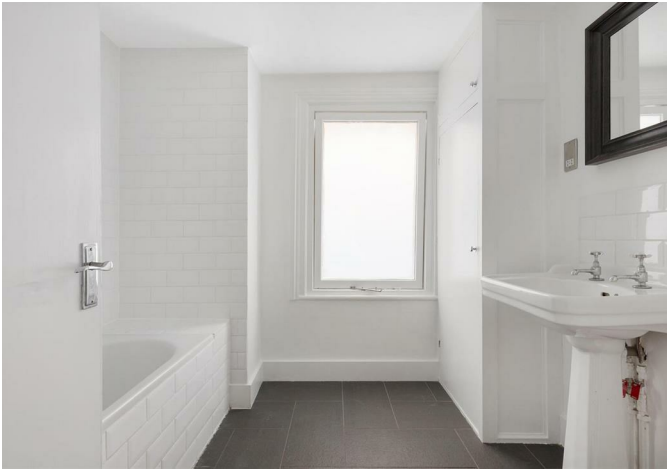
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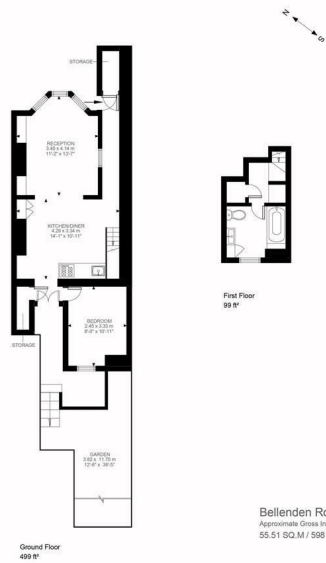
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Bellenden Road SE15  
 Approximate Gross Internal Area:  
 55.51 SQ.M / 598 SQ.FT




Illustration for identification purposes only. Not to scale.  
 Floor Plan Drawn According To RICS Guidelines.

1 | 

1 | 

1 | 

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	70	80
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

**GARETH  
 JAMES**

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