

# Jukes & Co

## Estate Agents



## Selby Road

Penge, London, SE20 8ST

£385,000



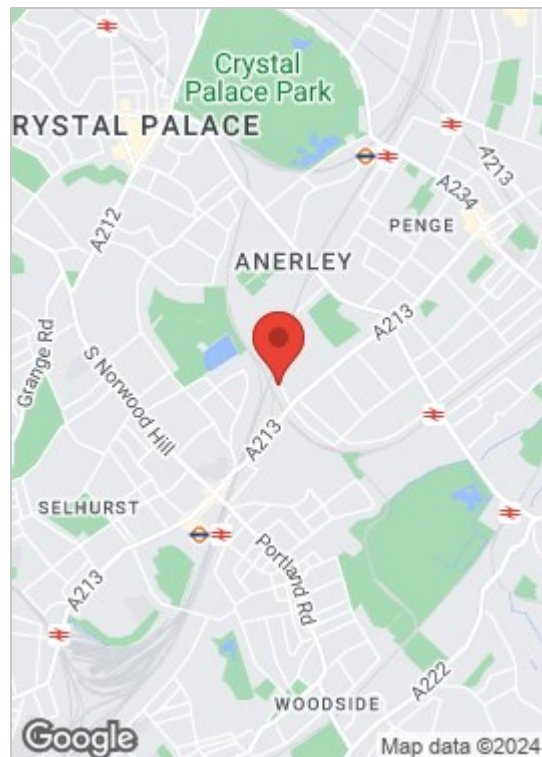
Welcome to your new home on Selby Road! This charming 2-bedroom, 1-bathroom flat offers a perfect blend of modern comfort and convenient location. As you step into the spacious reception room, you'll be greeted by ample natural light and an inviting atmosphere – an ideal space for entertaining guests or simply unwinding after a long day. The modern kitchen is equipped with the latest appliances, providing a stylish and functional area for culinary endeavours.

The location of this flat is a commuter's dream, situated just 1 mile away from Norwood Junction, offering easy access to London Bridge in a mere 11 minutes. The proximity to South Norwood Lake & Grounds and Betts Park ensures that nature is just around the corner, providing a peaceful escape for weekend strolls or picnics. Whether you're a professional working in the city or someone who appreciates the tranquility of nearby parks, this flat on Selby Road offers the perfect blend of urban convenience and natural retreat.

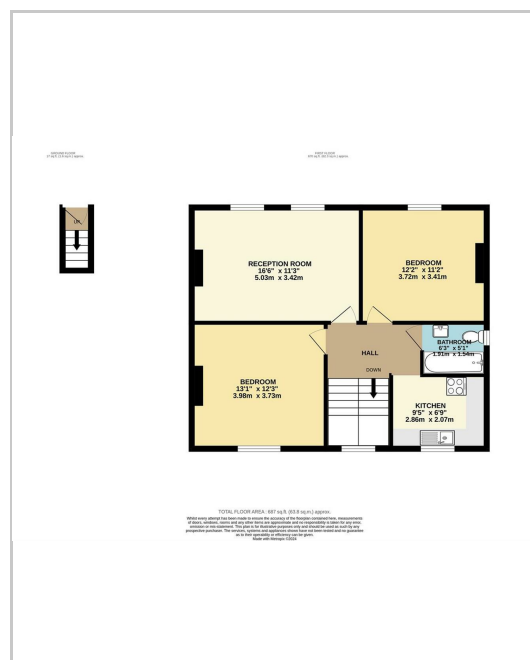
This property is not just a home; it's a gateway to a lifestyle that combines modernity with the serenity of nature. Don't miss the opportunity to make this flat your own and experience the best of South Norwood living.



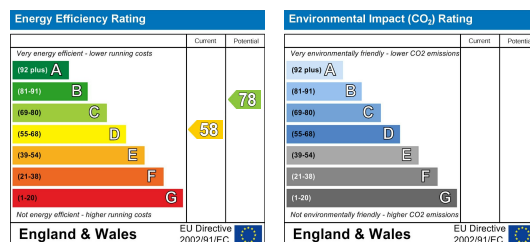
## Area Map



## Floor Plan



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

### Sales and Lettings

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