Holmesdale Road

, London, SE25 6HS

£275,000

🛏 1 🛁 1 🛋 1 ☰

This superb one-bedroom luxury flat offers the perfect blend of modern living and convenience. The property features a spacious lounge, a sleek modern kitchen, and a generously sized bedroom, all filled with natural daylighting from expansive windows. With private off-street parking and access to a communal garden, it provides both comfort and practicality. Its prime location is just a short walk from the ever-popular Norwood Junction station, offering a 12-minute link to London Bridge, along with easy access to East Croydon, Clapham Junction, and several other key destinations.

The flat is ideally situated just minutes from the bustling high street, where you'll find a variety of shops, restaurants, bars, and a yoga workshop, as well as convenient bus stops. For those who enjoy outdoor activities, the beautiful South Norwood Lakes is just a little further up the road, offering a perfect retreat for weekends. Additionally, the nearby leisure centre provides a great opportunity to stay active and enjoy various amenities, making this location an ideal choice for those seeking both convenience and a vibrant lifestyle.
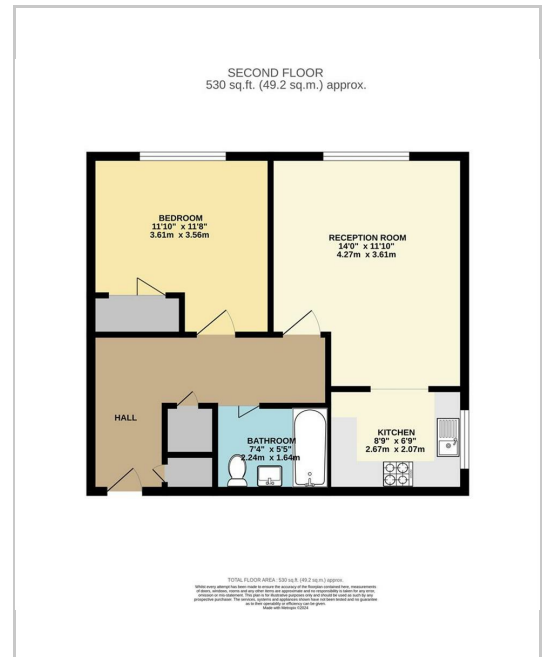
Whether you're commuting to central London or exploring the local area, this flat offers an exceptional living experience with everything you need right on your doorstep. The combination of luxury, location, and lifestyle makes it the perfect place to call home.
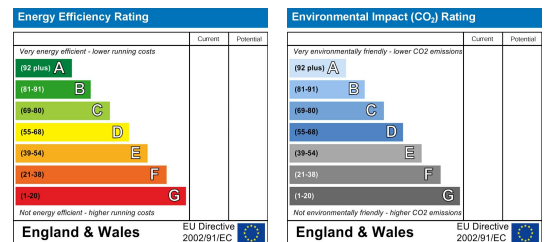
Area Map

Floor Plan

SECOND FLOOR
530 sq.ft. (49.2 sq.m.) approx.

BEDROOM
11'10" x 11'8"
3.61m x 3.56m

RECEPTION ROOM
14'0" x 11'10"
4.27m x 3.61m

HALL

BATHROOM
7'4" x 5'5"
2.24m x 1.64m

KITCHEN
8'9" x 6'9"
2.67m x 2.07m

TOTAL FLOOR AREA : 530 sq.ft. (49.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024

Energy Efficiency Graph

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

Environmental Impact (CO₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	

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 firms employment has the authority to make or give any representation or warranty in respect of the property.