



**Limes Grove**  
**London, SE13 6DD**

Guide Price £325,000

**Gao**  
GetAnOffer





## MAIN FEATURES:

- **Second Floor Flat**
- **Fitted Kitchen**
- **Lounge/Diner**
- **Two Bedrooms & Bathroom/WC**
- **Landlords Only**

Discover an appealing investment opportunity with this bright top-floor (second-floor) flat at Limes Grove. Already home to a reliable, paying tenant, this property is ideal for landlords seeking immediate rental income with no void period. The well-planned layout includes a kitchen, lounge/diner, two bedrooms, and a family bathroom/WC, offering comfortable living in a characterful period building.

Situated in the heart of Lewisham, the location provides excellent access to local amenities, independent cafés, green open spaces, and superb transport links, including quick connections into central London. The area is known for its vibrant community, regular markets, and convenient shopping options, making it a consistently attractive choice for renters. A solid, ready-made addition to any property portfolio—this is a flat that offers both charm and dependable returns.

## MEET THE TEAM



Tom Cranenburgh



Lewis Foster



Ruby Richards



Ray Aguirre

We are here to help with any questions  
or information you need.

**Are you looking for a solicitor or mortgage?**  
We can help arrange an appointment - Get in touch.



We have prepared these property particulars as a general, broad guide of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon. Lease details, service charges and ground rent (where applicable) and council tax etc are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

Viewings: By appointment.  
For further information contact us:  
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E: [info@getanoffer.co.uk](mailto:info@getanoffer.co.uk)

We're Open:  
8am – 8pm 7 days a week

**[www.getanoffer.co.uk](http://www.getanoffer.co.uk)**

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