

Tennison Road, London, SE25 5SA



Flat - Conversion

- Victorian Style Two Bedroom First Floor Apartment
- Allocated Parking To Rear
- Electric Heating
- Communal Gardens
- Early Viewing Advised
- Good Sized Reception Rooms
- Double Glazing
- Share Of Freehold
- Near To Norwood Junction BR/Overground Station
- In Our Opinion Good Decorative Order

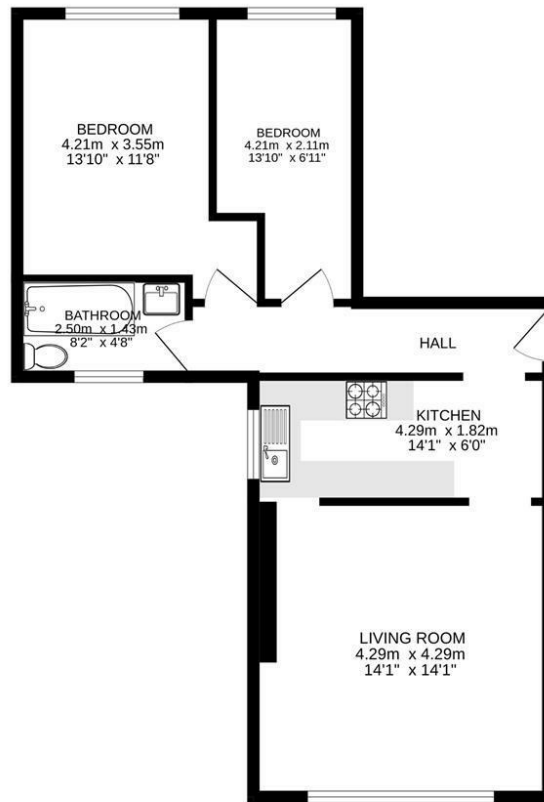
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This charming two-bedroom first-floor apartment is situated within an imposing, detached character building, exemplifying the elegance of Victorian architecture. The property boasts a share of freehold, offering a secure investment and allocated parking. Upon entry, the flat is accessed via an entry phone security system, ensuring peace of mind. Inside, you'll find two generously sized bedrooms, perfect for comfortable living. There is a good sized bright and airy living room/dining area, a fitted kitchen and the bathroom features both a bath and an overhead shower. Outside, the property benefits from communal gardens, providing a tranquil outdoor space. Conveniently situated near to South Norwood High Street with its variety of shops and eateries and is also well served by Norwood Junction BR/Overground and Selhurst BR station serve the area. Early viewing advised.

Tenure: Share of Freehold Lease term: 999 YEARS FROM 25TH MARCH 1981 - £255 per month (Reviewed yearly and refunds for unused funds) - EPC Rating: F - Croydon Council Tax Band B - Ground Rent: Peppercorn | Allocated parking space 6, behind the garden. Asbestos boarding in the communal areas.

We carry out best endeavours to make our marketing material accurate and reliable, however they do not form part of any contract and is not to be relied upon. Council tax and, where applicable, lease information, service charges and ground rent are given as a guide only and should always be checked and confirmed by your Solicitor prior to exchange of contracts.

For broadband and mobile phone coverage at the property in question please visit: <https://checker.ofcom.org.uk/>



First floor
54.8 sq.m. (590 sq.ft.) approx.

TOTAL FLOOR AREA: 54.8 sq.m. (590 sq.ft.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			81
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		38	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Whilst you are at liberty to use any firm of solicitors of your choice, Homecastle can, if requested, recommend solicitors.

If you choose Cook Taylor Woodhouse solicitors from our list, Homecastle will receive a £150 referral voucher.

If you require clarification on any point please contact us particularly if travelling some distance to view. All services appliances, fittings and central heating etc (if applicable) have not been tested by our company. Measurements are taken by laser tape to the widest point of the room, are approximate and may be subject to a margin of error. Lease, ground rent, maintenance and garden details (if applicable) cannot at present be relied upon as being correct. We are awaiting clarification from the vendor's solicitors. The description of this property is only the opinion of our Company.