



## Flat 2, Thurleigh House 10 Thurlow Park Road London, SE21 8JB

**Asking Price £325,000**

Galloways are excited to present to the market this two double-bedroom ground-floor apartment on Thurlow Park Road. The property is being offered to the market with no ongoing chain and benefits from having lots of natural light and direct access out onto a beautiful south-facing communal rear garden. The property has been recently decorated throughout and is situated just moments away from a fantastic array of local amenities and is within close proximity to Tulse Hill, West Dulwich, and West Norwood train stations. As well as being within walking distance to the fabulous Brockwell Park. This property is ideal for a first-time buyer or buy-to-let investor. Viewings are highly recommended.

Council Tax Band C £1566pa

Leasehold

Lease term remaining: 61 years (The lease is being extended as part of the transaction)

Lease commencement date: TBC please contact the agent

Ground Rent: £250.00

Service Charges: £2604.00

The vendor has provided the above information in good faith. Galloways have not yet had this information verified. Any buyer should seek their own independent legal advice before proceeding.

### Viewing

Please contact our Galloways West Norwood Office on 020 8766 6111

if you wish to arrange a viewing appointment for this property or

for more information

- TWO DOUBLE BEDROOMS
- DIRECT ACCESS ONTO A BEAUTIFUL COMMUNAL REAR GARDEN
- CHAIN FREE
- BRIGHT AND AIRY
- IDEAL LOCATION
- GAS CENTRAL HEATING
- DOUBLE GLAZING
- 3 MINTUE WALK TO TULSE HILL STATION
- 15 MINUTE WALK TO WEST DULWICH STATION
- (TIMES ESTIMATED VIA GOOGLE MAPS)

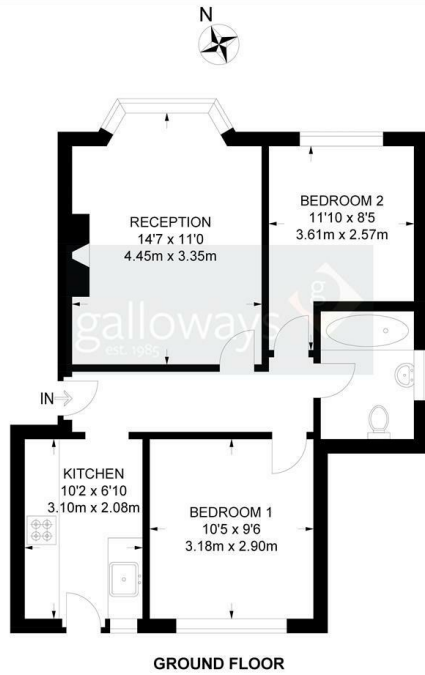




## Floor Plan

Thurlow Park Road, SE21  
2 Bedroom Flat

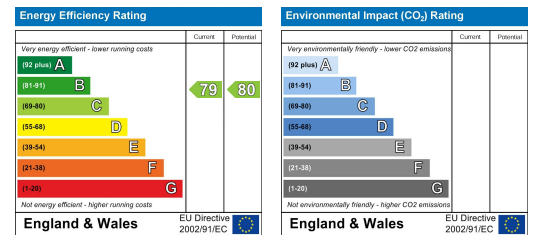
APPROXIMATE GROSS INTERNAL AREA: 524 SQ FT / 48.7 SQ M



## Area Map



## 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.