

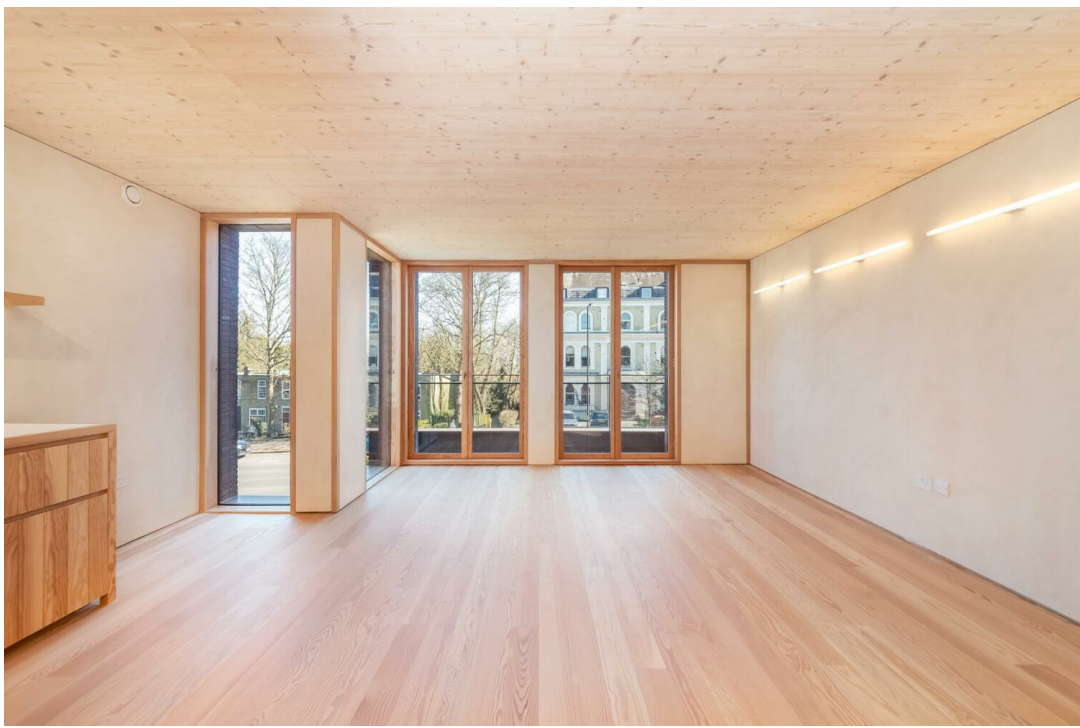


9 Sydenham Hill, SE26 | £675,000

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NEW HOMES



In General

- 2 Bedroom, 2 Bathroom
- Stunning New Development
- Parking available
- Private Balcony
- Communal Roof Terrace
- Architecturally designed
- Close to Crystal Palace & Dulwich Village
- Well proportioned
- Close to shops and restaurants
- Next to Crystal Palace Park

In Detail

The Development

Villa Fontaine, a collection of 9 luxury, design led apartments, is situated in a desirable location between Dulwich and Crystal Palace. The exterior is designed with considered attention to quality and detail of the materials selected while adhering to the local context and character. The building benefits from handmade Danish brick cladding, handmade Douglas Fir joinery windows and exposed spruce and Douglas fir timber ceilings and partitions. All homes have private gardens or balconies, with perimeter fencing and soft perennial planting.

The Apartments

The apartments at Villa Fontaine have been extremely well considered and finished to the highest standard with a clean and contemporary design. For your peace of mind, each apartment comes with a comprehensive 10-year structural warranty.

8 – Apartment 8 is a 2 bedroom property on the second floor, measuring 865 SqFt with a private balcony. (£675,000)

Parking spaces are available at £15,000 per space

The Area

Villa Fontaine is located between the popular areas of Dulwich, Crystal Palace and Sydenham, which is well served for local shops, cafes and green spaces.



Floorplan



Apartment 6
First Floor

1. Kitchen/Living/Dining
2. Hallway
3. Principal Bedroom
4. En-Suite Bathroom
5. Bedroom 2
6. Bathroom

Energy Efficiency Rating	Current	Potential
Very energy efficient - lower running costs		
102 plus) A		
81-101) B	83	83
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	

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