



8 Padua Road, SE20 | £565,000

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**pedder**  
NEW HOMES





## In General

- New build development
- Duplex apartments
- Private garden
- Off-street parking
- Overground line
- 10 year build warranty
- Open plan living space
- Spacious
- Close to Crystal Palace Park
- Quiet road

## In Detail


A stunning new development of four luxury duplex apartments, each with it's own private garden and off-street parking.

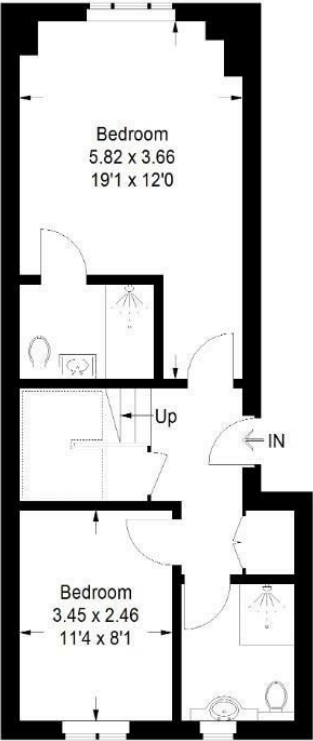


# Floorplan

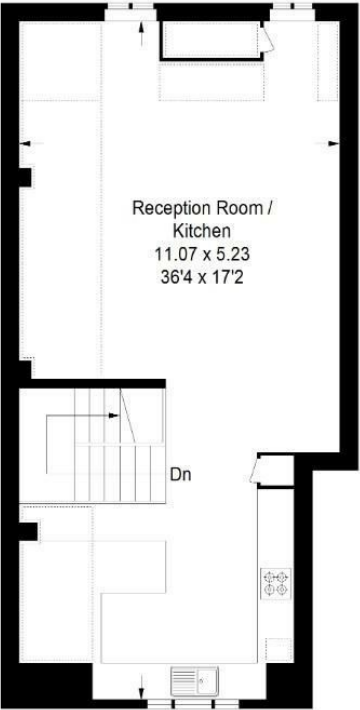
## Padua Road, SE20

Approximate Gross Internal Area  
100.1 sq m / 1077 sq ft

 = Reduced headroom  
below 1.5 m / 5'0"



First Floor



Second Floor

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These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
102 plus) <b>A</b>		
(81-101) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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