



The Strata, Walworth Road, Elephant & Castle, SE1

Asking price **£380,000** | Leasehold



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Studio



1 Bathroom



1 Reception



Secure Cycle Storage



Local Amenities



24-Hour Concierge



0.2 MI Elephant & Castle

A modern studio property set in The Strata Tower, SE1 an iconic residential building rising forty-three storeys above Elephant & Castle. This fantastic property boasts far reaching views of London, spacious open plan living room, sleek fully integrated fitted kitchen, wood flooring, floor to ceiling glazing, ample sleeping area, high ceilings and pristine bathroom suite with smart fittings and fixtures. The flat also has air conditioning installed.

Residents at Strata benefit from an array of facilities which include a secure cycle storage and a 24-hour concierge service. There are several amenities

located nearby including bars, cafés, restaurants. The development is located next to Elephant & Castle National Rail and Underground stations (4-min walk), providing Underground and Rail services for commutes towards the City and West End. The property is serviced by Thameslink, Southeastern, Bakerloo and Northern Line, opening up a plethora of transport links.

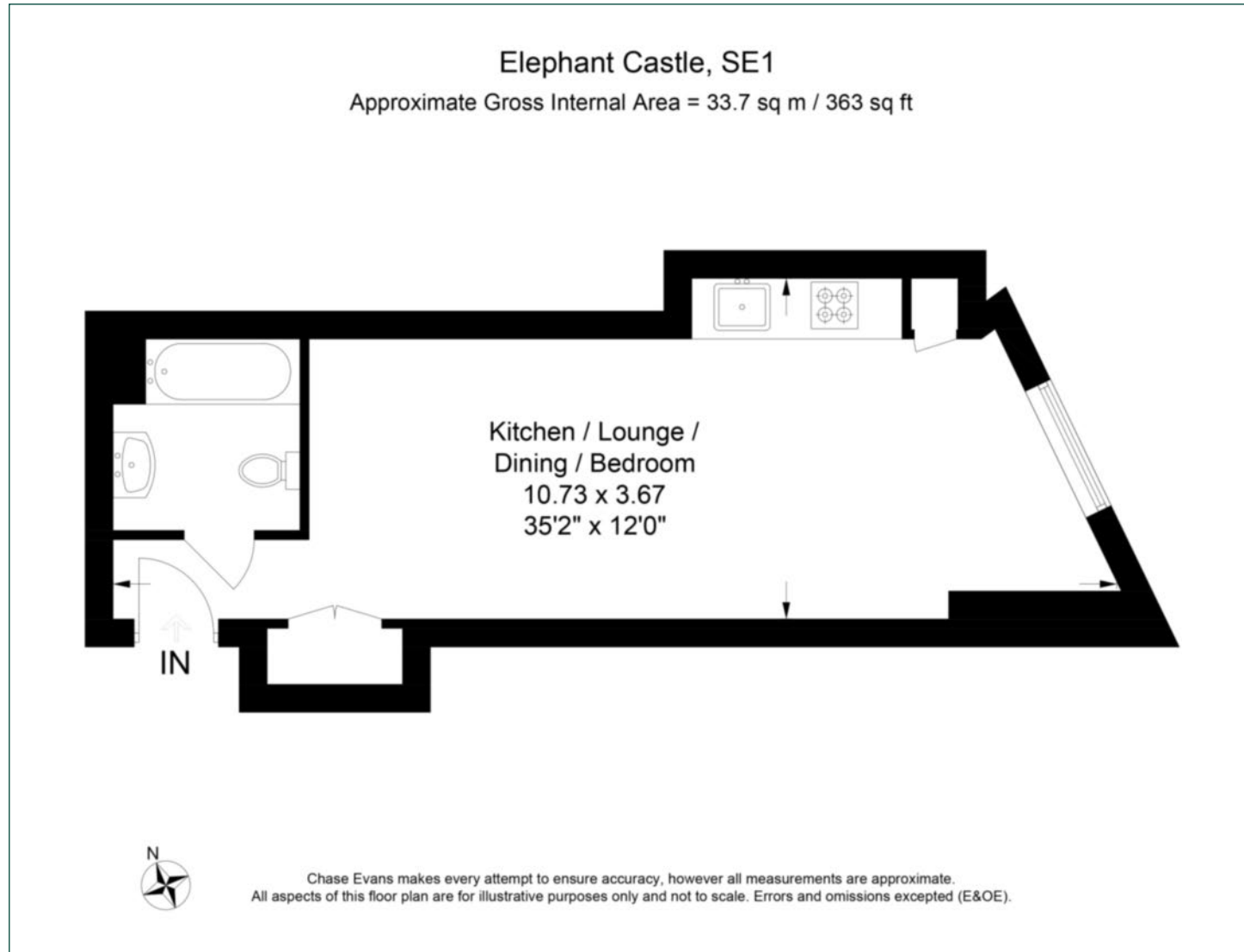
Tenure: Leasehold (111 years remaining) **Local Authority:** Southwark Council

Ground Rent: £225 p.a. **Council Tax Band:** D

Service Charge: £2,414 p.a. **EPC:** C

Floorplan

363 sq ft | 33.7 sq m



Elephant & Castle

One The Elephant, 5 St Gabriel Walk, London, SE1 6FG

Sales

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We're here to help.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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