

Baldwin Point, Elephant Park, Sayer Street, Elephant & Castle, SE17

Asking price **£650,000** | Leasehold



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1 Bedroom



1 Bathroom



1 Reception



Balocny



Communal Garden



Local Amenities



24-Hour Concierge



0.2 MI Elephant & Castle

A luxury one bedroom property in Baldwin Point, Elephant Park SE17. Comprising a modern, fully fitted kitchen with integrated appliances and a charming living space with full height windows opening to a south-west facing balcony and plenty of storage space. A large carpeted double bedroom complete with floor-to-ceiling windows & built-in wardrobe and a contemporary family bathroom suite.

Residents will also have access to a 24-hour concierge service, communal garden, café, crèche, residents' projector room and a rooftop space for inner city gardening or relaxing. There are a plethora of

amenities located nearby One The Elephant including restaurants, cafés and a brand new Elephant and Castle Shopping Centre coming in 2025.

The development is located half a mile (or around a 10min walk) from Elephant & Castle National Rail and Underground stations, 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. Via Northern Line services Liverpool Street is just a 12min commute away.



Tenure: Leasehold (242 years remaining)

Local Authority: Southwark Council

Ground Rent: £300 p.a.

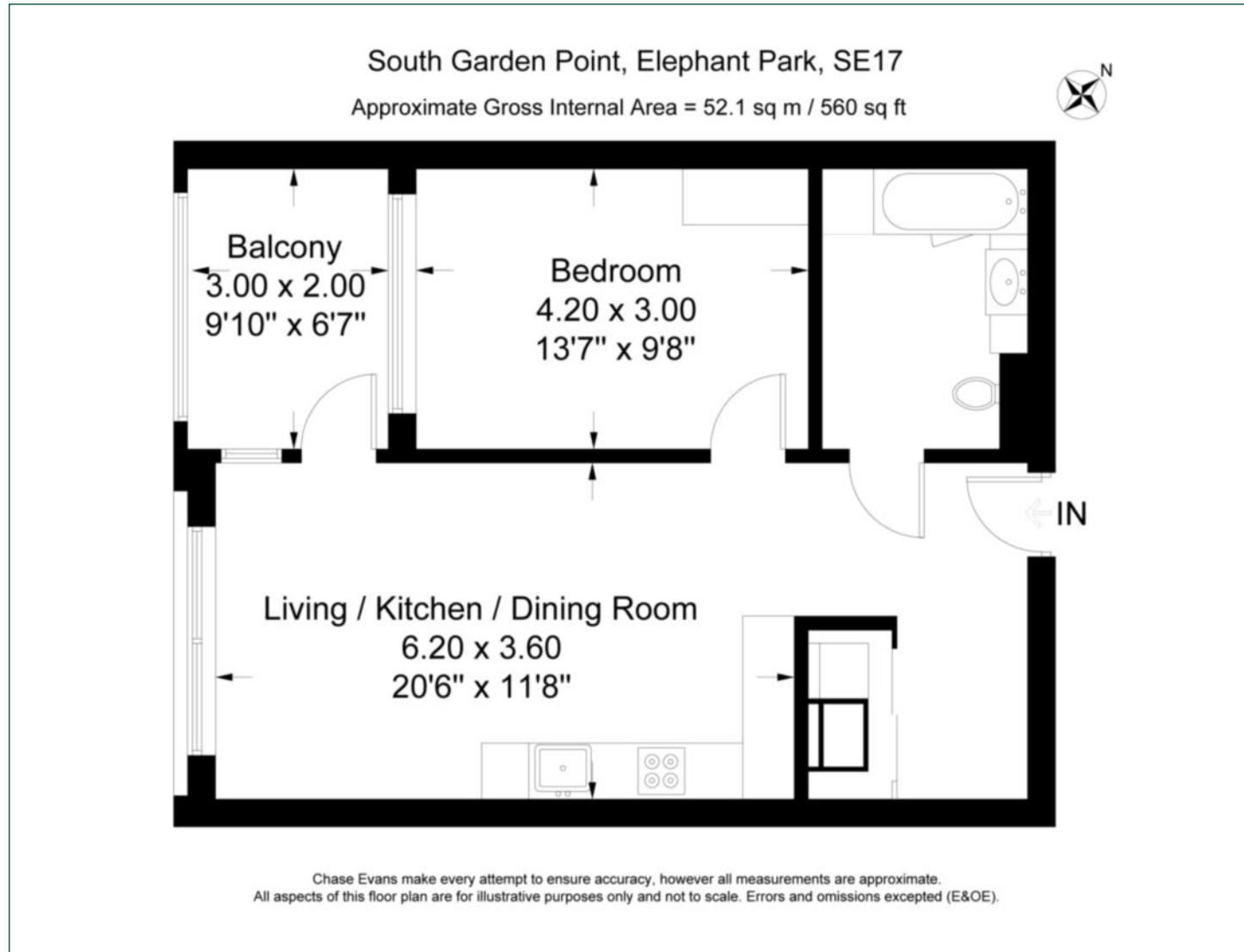
Council Tax Band: D

Service Charge: £5948.70 p.a. incl parking

EPC: B

Floorplan

560 sq ft | 52.1 sq m



Elephant & Castle

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

Sales

020 3869 2898 | eandc.sales@chaseevans.com

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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