



Levy Building, Elephant Park, Elephant & Castle, SE17

Asking price **£650,000** | Leasehold



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2 Bedrooms



1 Bathroom



1 Reception



Private Balcony



Underground Parking



Residents' Gym



24-Hour Concierge



Landscaped Communal Gardens



0.1 MI Elephant & Castle

A luxury two bedroom, one bathroom apartment with underground parking in Levy Building, within the impressive Elephant Park development, next to Elephant & Castle station, SE17. Well presented, this property includes a spacious dual-aspect living area with wood flooring and floor-to-ceiling windows opening onto a stunning balcony, an open-plan fitted kitchen with fully integrated appliances, two sizable bedrooms with fitted bedroom storage and a modern bathroom with bathtub.

Residents benefit from an array of facilities which will include a gymnasium, communal gardens, secure cycle storage and a 24-hour concierge service. There are several amenities located nearby including bars, cafés,

restaurants and the Elephant and Castle Shopping Centre. Elephant Park is a vibrant, south London development close to the National Theatre, the Old and Young Vic, Shakespeare's Globe, the Southbank Centre, Tate Modern, Hayward Gallery, Borough Market and the Shard. Nearby Park & Sayer are UAL's London College of Communication and the London South Bank University.

Park & Sayer is perfectly positioned close to Elephant & Castle Tube and the National Rail Station, offering seamless connectivity to major London destinations, including the West End, the City, Canary Wharf and beyond.

Tenure: Leasehold (242 years remaining)

Local Authority: Southwark

Ground Rent: £500 p.a.

Council Tax Band: E

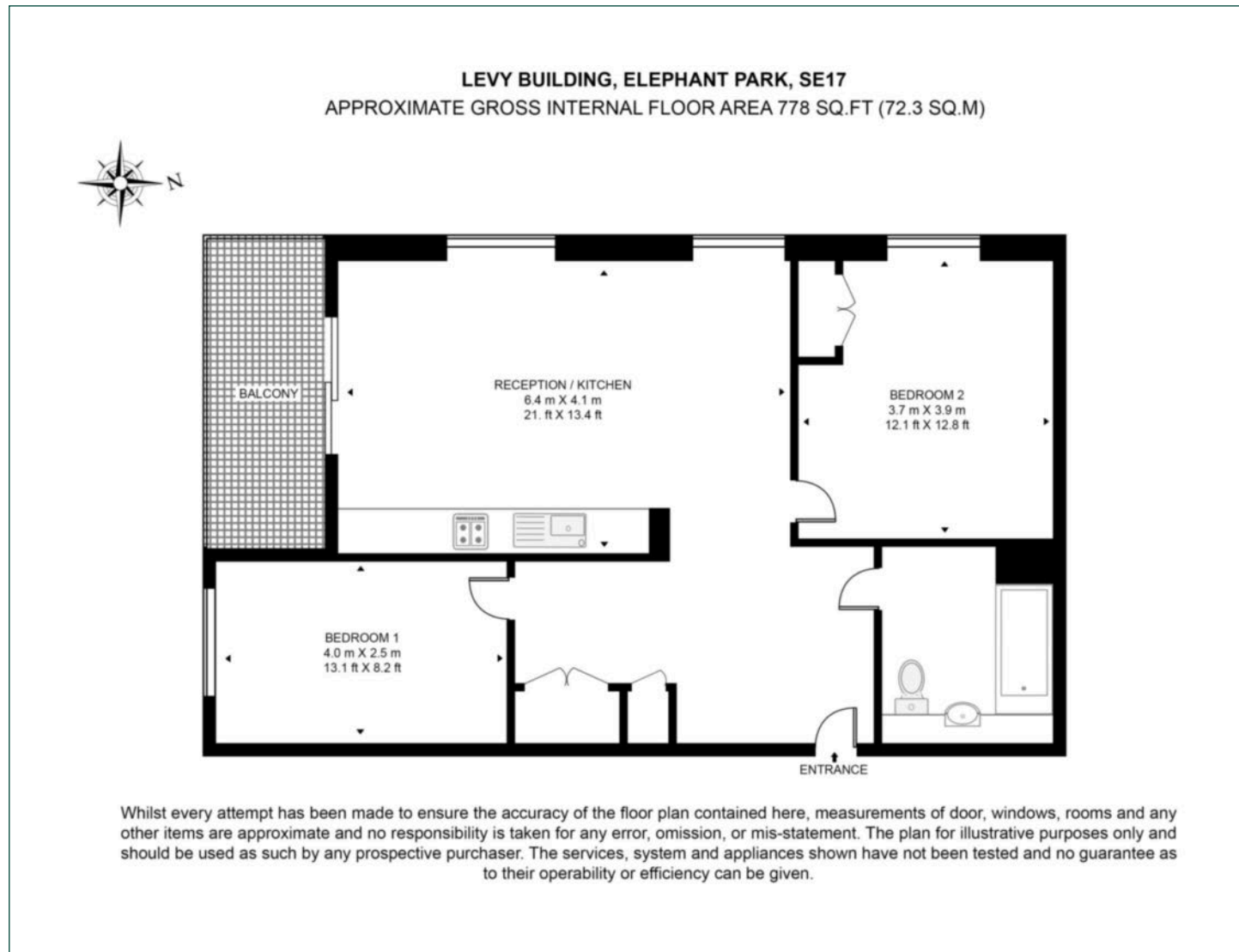
Service Charge: Approx. £6,890 p.a.

EPC: B



Floorplan

778 sq ft | 72.3 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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