



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

Asking price **£590,000** | Leasehold



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1 Bedroom



1 Bathroom



1 Reception



Balcony



Balcony



Local Amenities



24-Hour Concierge



0.3 MI Elephant & Castle

A luxury one bedroom property within Baldwin Point, located within the impressive South Gardens phase of Lend Lease's Elephant Park development. Accommodation spans 563 sq ft and includes an open plan living room, fitted kitchen with integrated appliances, wood flooring, fitted bedroom wardrobe space, tiled bathroom décor and a private balcony with views over the communal gardens.

Residents also have access to several facilities including a 24-hour concierge, an on-site gym, a private roof-top room and garden, as well as

extensive communal landscaped gardens. Baldwin Point represents part of a larger overall plan for redevelopment within the Elephant and Castle area which will also incorporate 3000 new homes and amenities. The development also benefits from being located close to Elephant and Castle station, providing Underground and rail services for commutes across the capital.

Tenure: Leasehold (242 years remaining)

Local Authority: Southwark Council

Ground Rent: £400 p.a.

Council Tax Band: D

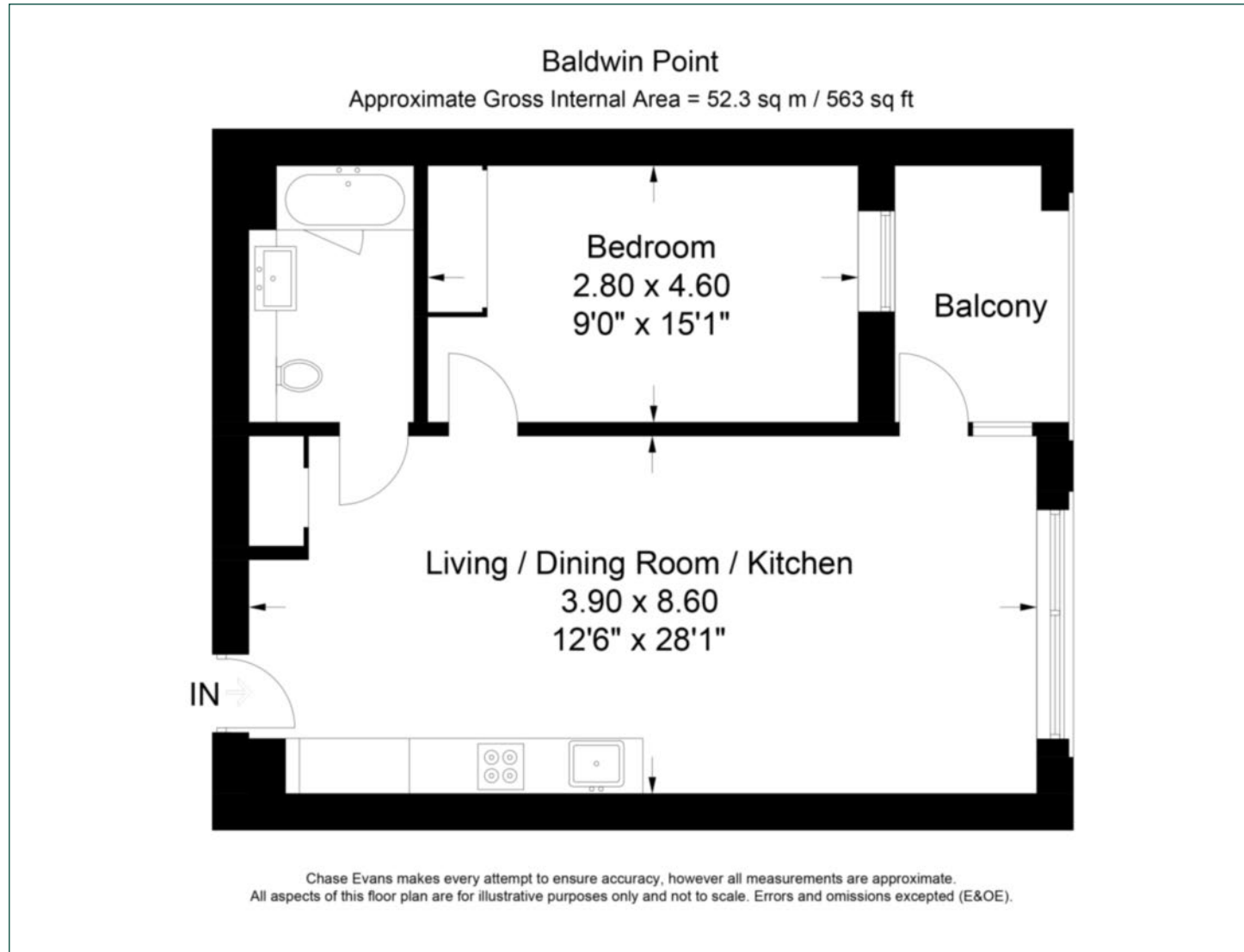
Service Charge: £4,976.81 p.a.

EPC: B



Floorplan

563 sq ft | 52.3 sq m



Sales

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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