



Newlands Park, SE26 | Guide Price £325,000

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In General

- Chain free
- Top floor apartment
- Reception with beautiful arched windows
- Galley kitchen
- Two double bedrooms
- Bathroom
- Lots of potential!
- Excellent transport links
- *New lease of 999 years to be granted on completion*

In Detail

Guide Price £325,000 - £350,000 A superb property, presenting an exciting opportunity for an incoming purchaser to recreate and design a home to suit their needs, in this highly desirable location.

This split level apartment would benefit from a cosmetic uplift but the proportions are fantastic and its close proximity to the train links makes it an excellent investment property.

Arranged across the second floor, the property offers a reception with three gorgeous arched sash windows to the front, a galley kitchen, two generous double bedrooms and a bathroom.

Newlands Park is one of the many charming and highly desirable roads in Sydenham. The property is very close to some wonderful green open spaces including Crystal Palace and Mayow Park, Green and Brown cafe, tennis courts, orchard, and an outdoor gym, as well as a wealth of amenities which can be found on the high street. Transport links are also really close by including Sydenham Overground and Penge East rail.

Lease extended to 999 years upon completion.

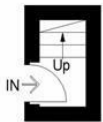
EPC: E | Council Tax Band: C | Lease: 60 Years Remaining | SC: As and when | GR: £0 | BI: TBC



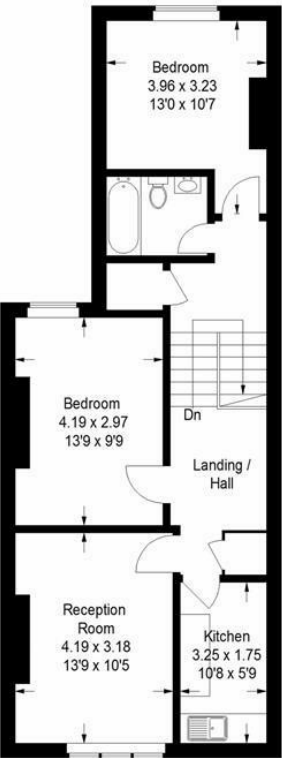
Floorplan

Newlands Park, SE26

Approximate Gross Internal Area
65.2 sq m / 702 sq ft

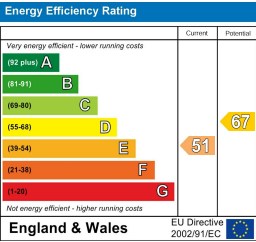


First Floor



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.



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