



Flat 63, Heath Court Stanley Close, London, SE9 2BB

£285,000

- Two Bedrooms
- Popular Development
- Shops & Station Near By
- First Floor Apartment
- Convenient Location
- EPC Rating TBC

Flat 63, Heath Court Stanley Close, London SE9

2BB

A bright & spacious two bedroom apartment situated on the first floor of this well maintained purpose built block. The property offers well proportioned accommodation which includes two double bedrooms, a modern kitchen and modern bathroom. Stanley Close is conveniently located for New Eltham Village with it's handy shopping facilities plus good bus routes and train station. The lease has a healthy 168 years remaining and the development is very well looked after. Permit parking is also available. A great proposition for a first time buyer. No onward chain.

Tenure - Leasehold - 168 years
Service Charge - £1945.00 PA
Ground Rent - Zero
Council Tax - Greenwich Band C



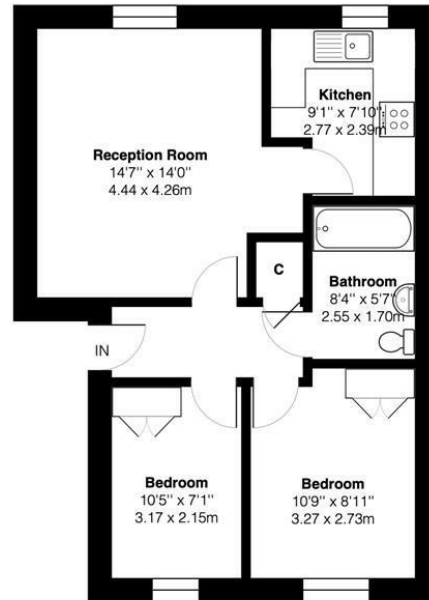
Council Tax Band: C





Stanley Close, SE9

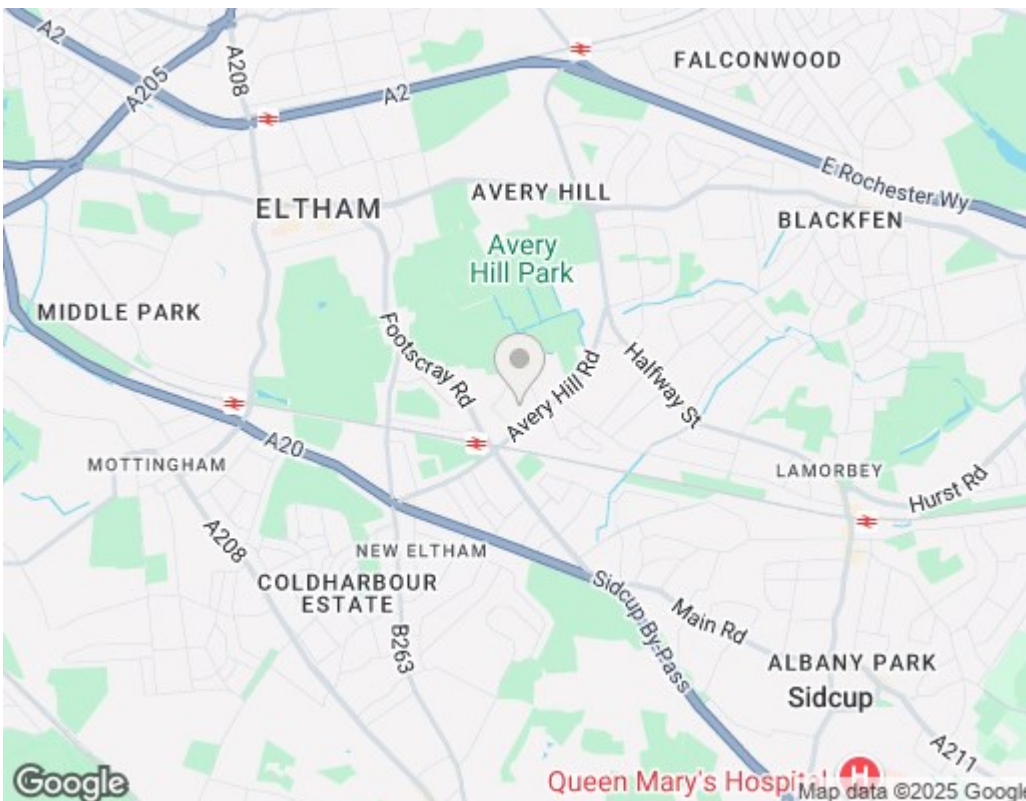
Approximate Gross Internal Area = 554 sq ft / 51.5 sq m



IrwinScott

First Floor

This plan is for layout guidance only and not drawn to scale unless stated. Window and door openings are approximate. Whilst every care is taken in the preparation of this plan, we would advise interested parties to check all dimensions, shapes and compass bearings prior to making any decisions reliant upon them. No liability is accepted for any errors. By www.Prime Square Photography.com / Copyright 2025



Viewings

Viewings by arrangement only.
Call 0208 859 1100 to make an appointment.

EPC Rating:

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	