

Old Kent Road, London SE1 5AA

barnard marcus

welcome to

Old Kent Road, London

*** 65% NOW SOLD *** Old Kent Road' is a stunning boutique development of just nine newly built studio, one and two bedroom apartments finished to a high specification utilising the very best of modern fixtures and finished in contemporary tones throughout. Situated aloft this existing terrace the apartments are filled with natural light and enjoys sweeping views across the London skyline.

Conveniently situated on the vibrant Old Kent Road there are a plethora of shops, restaurants and major supermarkets. Transport links are provided by a wide selection of nearby bus routes in and out of the city as well as Elephant & Castle Station (Northern, Bakerloo Line and Overground service) which is only 0.9 miles away. The green open spaces of Burgess Park are also close by, ideal for those who enjoy being outdoors.





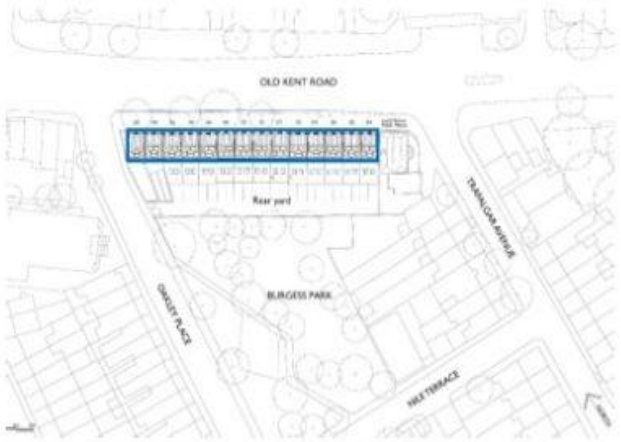




0 1m 2m 3m 4m

Scale bar

Lease Plan 1:50 @A3



Location Plan 1:1250 @A3 0 10 20 30 40 50 Meters



Floor Plan 1:500 @A3 0 10 20 Meters

mab

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ADDRESS:
Flat D 382 Old Kent Road, SE1 5AA

DRAWING TITLE;
Flat D 382 Old Kent Road, Lease Plan

DRAWING NUMBER & SCALE;
L-190 1:50@A3

welcome to

Old Kent Road, London

- New Build Studio Apartment
- Top Floor
- 250 year lease offered on completion
- High Specification Finishes
- Build Ready Q4 2025/Q1 2026

Tenure: Leasehold EPC Rating: Exempt
Council Tax Band: B Service Charge: Ask Agent
Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£275,000









Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/KGT111184

The Property Ombudsman

Property Ref:
KGT111184 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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