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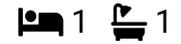
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Croxted Road, London, SE21

Guide Price £290,000 - £310,000

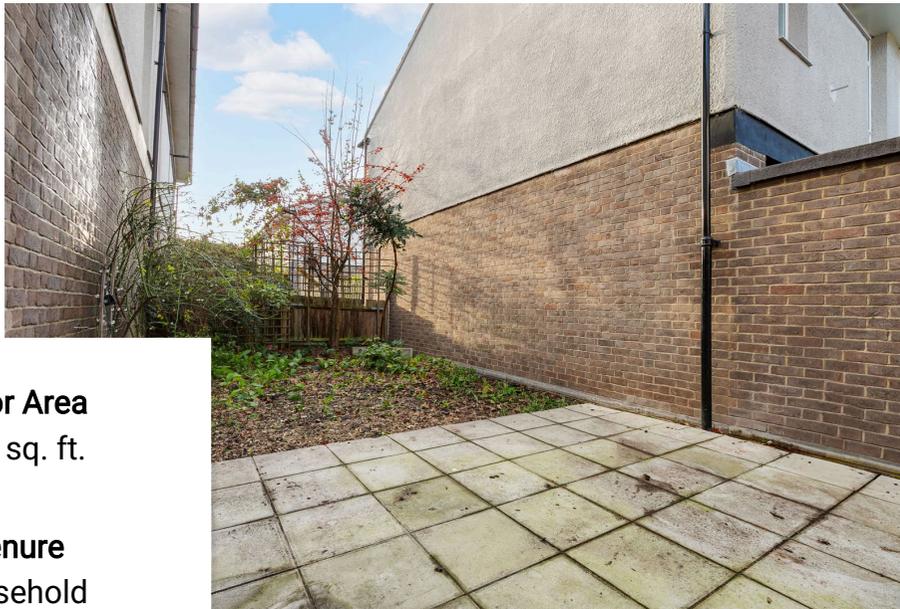


QUOTE AB0697

Guide Price - £290,000 - £310,000

A modern apartment situated on the first floor of the popular Kennoldes development in the heart of West Dulwich. Featuring almost 470 Sq Ft of living space, this property comes to market chain free and would make an ideal first time or investment purchase. West Dulwich Station (Overground) is a couple of minutes away and offers direct links into London Victoria and Beckenham Junction, while the local amenities both West Dulwich and Dulwich Village are easily accessible. The historic green open spaces of Belair Park and Dulwich Park are located within 0.6 Miles.



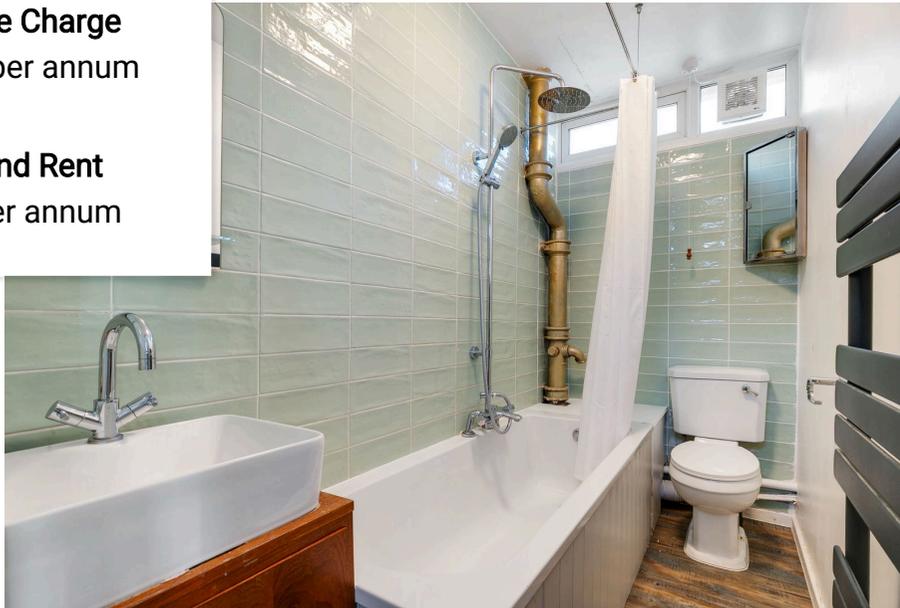


Floor Area
466 sq. ft.

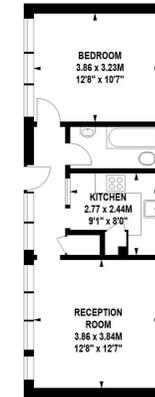
Tenure
Leasehold

Service Charge
£2700 per annum

Ground Rent
£10 per annum



Croxted Road, SE21
Approximate gross internal area
43.29 sq m / 466 sq ft



First Floor

Although every attempt has been made to ensure accuracy, all measurements are approximate.
This floorplan is for illustrative purposes only and not to scale.
Measured in accordance with RICS standards.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	69	74
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	