Gervase Street, SE15 | Offers In Excess Of £500,000

02087029666

peckham@pedderproperty.com

pedder
We live local

In General

- Two bedrooms
- School conversion
- Over 1,080 sq ft
- Chain free
- Two secured and gated parking space
- Fantastic location

In Detail

CHAIN FREE - Set within the secure gated grounds of Grenier Apartments, a beautiful school conversion, this striking two bedroom split level apartment blends historic character with contemporary design.

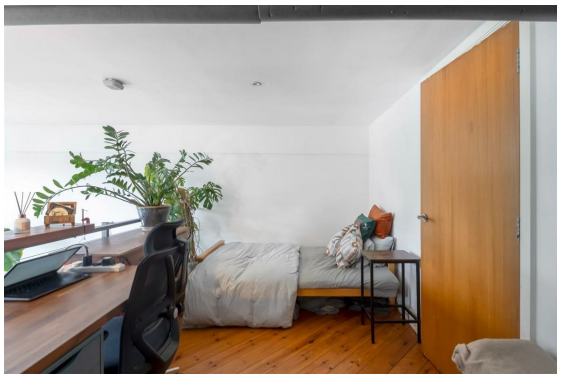
Spanning over 1,080 sq ft, the property is wonderfully bright and spacious, featuring high ceilings, original windows and beautiful herringbone wooden flooring. The 25ft open plan kitchen/reception is the heart of the property, flooded with natural light and offering plenty of room for entertaining. The apartment also boasts two generous bedrooms, a modern family bathroom, as well as cleverly designed mezzanine levels offering versatile space for a study, bedroom or additional living zone.

Further benefits include two allocated parking spaces within the gated development, ample storage, and offered chain free.

Superbly located, Queens Road Peckham Station is just minutes away, providing swift access into London Bridge and Canary Wharf, with numerous bus routes also close at hand. The surrounding area is home to an ever growing selection of independent shops, wine bars and eateries, making this a vibrant and convenient neighbourhood.

This is a rare opportunity to secure a truly unique home in a sought after location.

EPC: C | Council Tax Band: D | Lease: 101 years remaining | SC: £3,064 pa | GR: £150 pa | BI: TBC



The Property Ombudsman
APPROVED CODE TRADINGSTANDARDS.UK
arla propertymark PROTECTED
naea propertymark PROTECTED
TDS Tenancy Deposit Scheme Insured Custodial PROTECTED
CANCER RESEARCH UK
CYBER ESSENTIALS

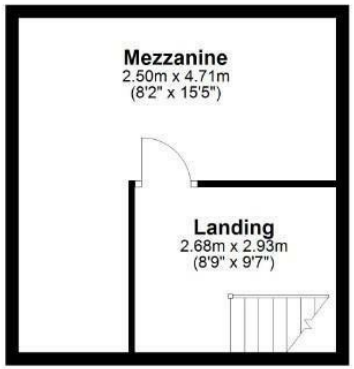
Floorplan

Second Floor

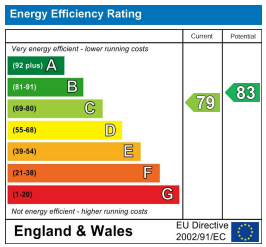
Approx. 67.3 sq. metres (724.1 sq. feet)

Mezzanine

Approx. 24.5 sq. metres (263.8 sq. feet)



Total area: approx. 91.8 sq. metres (987.9 sq. feet)



Pedder Property Ltd trading as Pedder for themselves and for the vendor/landlord of this property whose agents they are, give notice that (1) these particulars do not constitute any part of an offer or contract, (2) all statements contained within these particulars are made without responsibility on the part of Pedder or the vendor/landlord, (3) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (4) any intending purchaser/tenant must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (5) the vendor/landlord does not make or give either Pedder or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.