HUNTERS®

HERE TO GET *you* THERE



Beeton Way

London, SE27 9BD

£1,700 Per Calendar Month

2 | 1 | 1 | C

PRIVATE WEST FACING BALCONY FOR AFTERNOON AND EVENING SUN - A well presented 2 double bedroom flat situated on the 3rd floor of a modern block which is within walking distance of West Norwood train station, the property also has parking and bike storage.







A well presented 2 double bedroom flat situated on the 3rd floor of a modern block which is within walking distance of West Norwood train station.

Tenants also have use of the bike shed and an allocated parking space.

Offered in good condition throughout.

Suit sharers or professional couple.

£1700 pcm.

Please note that furniture in images are for illustration purposes only.

The property is unfurnished.

Verified Material Information

Costs and tenure
Tenure: Leasehold
Lease length: 108 years remaining (125 years from 2009)
Council tax band: C
EPC rating: C
Monthly rent: £1,700

The building
End-terrace flat, standard construction
2 bedrooms, 1 bathroom, 1 reception
Accessibility adaptations: None

Services
Mains electricity
Mains water
Mains foul drainage
Mains surface water drainage
Heating: Communal heating system
Heating features: Triple glazing and ground source heat pump
Broadband: FTTP (Fibre to the Premises)
Mobile coverage: O2 good, Vodafone good, Three great, EE great
Parking: Allocated
In a controlled parking zone
Disabled parking available

Risks and restrictions
Not a listed building
Not in a conservation area
No tree preservation order
Title register restrictions (TGL326075):
- The owner cannot sell or transfer the property without a certificate from the landlord (London & Quadrant Housing Trust). This certificate confirms that the owner has followed specific rules set out in the lease agreement.
- The lease contains rules that limit the owner's ability to sell, sub-let, or transfer the property (referred to as 'alienation' in legal terms).
- The owner is required to give back (surrender) the lease to the landlord under certain conditions mentioned in the lease document.
Non-coal mining area: yes

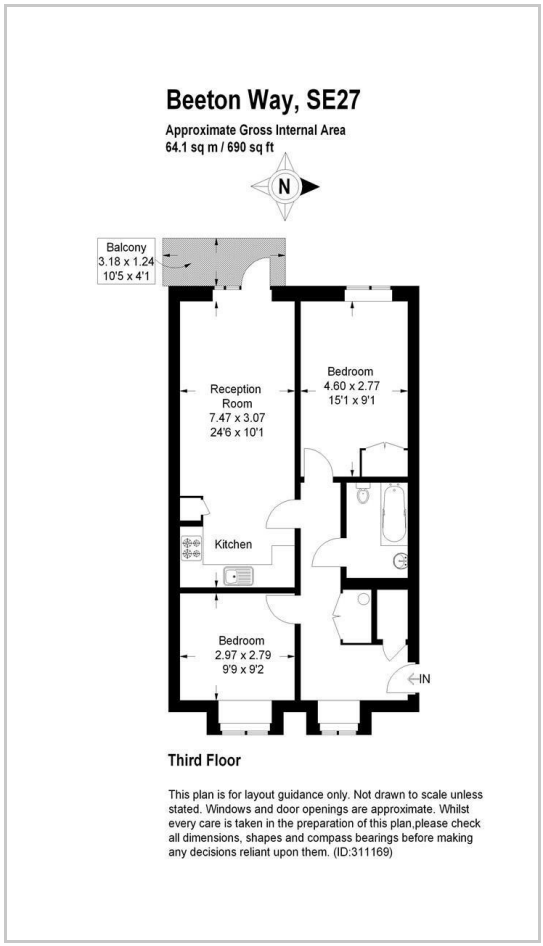
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The information contained is intended to help you decide whether the property is suitable for you. You should verify any answers which are important to you with your property lawyer or surveyor or ask for quotes from the appropriate trade experts: builder, plumber, electrician, damp, and timber expert.

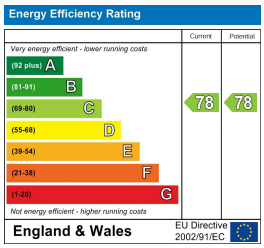
Area Map

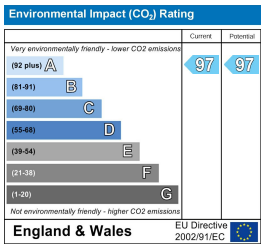


Floor Plans



Energy Efficiency Graph





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.
THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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