



## LANCEY CLOSE, SE7

£350,000

Flat  
Two bedroom  
Gated car park  
Basement  
Private garden  
Energy rating: C

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# ABOUT THE PROPERTY

Guide Price £350,000 - £375,000

This spacious two bedroom maisonette is arranged over two floors and offers generous living space throughout. The ground floor features a double reception room opening onto a west facing garden, plus a modern kitchen. Upstairs are two double bedrooms and a family bathroom with a separate WC. A converted garage provides flexible space suitable for a home office, games room, or extra living area.

Located moments from a bus stop offering direct routes to North Greenwich and the Elizabeth line. Charlton station is just a 15 minute walk away, providing quick access into London Bridge.



# STEP INSIDE LANCEY CLOSE



Total area (approx.): 96.3 sq. m (1036.5 sq. ft)

Charlton  
020 8629 8164

Energy Rating: C We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

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