

Huguenot Square, Peckham

£525,000



Beautifully turned out two double bedroom maisonette with its own front door and a private, seriously-sunny south and west facing roof terrace (set directly off your big reception room). There is free, first come/first served parking in the square directly in front of the flat. Chain free.

The immediate area is a quiet and leafy residential one with a mix of low-rise housing, near central Nunhead's high street area and Green, and just a few minutes from Peckham Rye Park and Common. Plus the cute area next to it with lots of cool restaurants, pubs, bars and coffee shops. Your local stations are Nunhead and Peckham Rye stations (walk circa 10 minutes to each).

Your new turnkey pad is laid out over first and second floors (with your front door on the ground floor), delivering a generous footprint of well over 700 square feet. Windows are double-glazed throughout.

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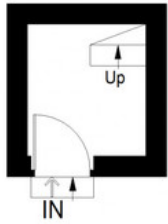


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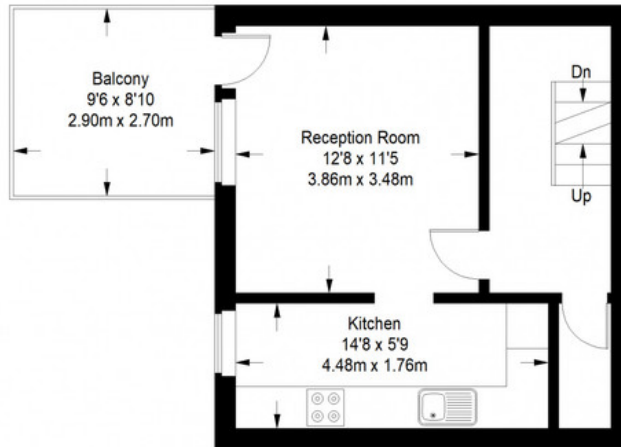
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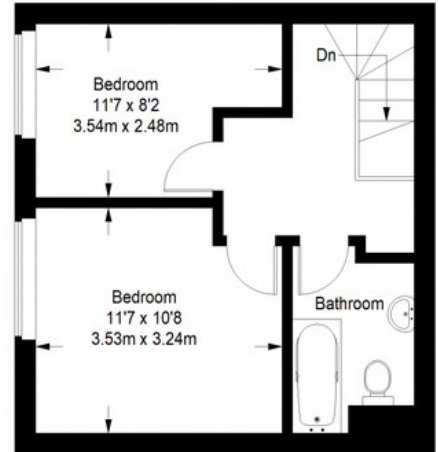
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Ground Floor
Entrance = 37 sq ft



First Floor = 339 sq ft



Second Floor = 346 sq ft

Approximate Gross Internal Area
GROUND FLOORENTRANCE = 37 sq ft / 3.44 sq m
FIRST FLOOR = 339 sq ft / 31.49 sq m
SECOND FLOOR = 346 sq ft / 32.14 sq m
Total = 722 sq ft / 67.07 sq m



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID357409)

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