

Maple Road, Penge

Offers In Excess Of £300,000

2 1 1 C

propertyworld

Property Summary

Propertyworld presents to the Sales Market, what we think is arguably one of the best apartments within the block, boasting a contemporary, industrial style throughout.

Situated within minutes walk of two Rail Stations, being Anerley and Penge West , as well into the heart of Penge High Street, for shops and eateries.

Sitting on the 3rd floor - of a four story, small block and with lift access for ease, this apartment offers great views from every aspect and has been lovingly modernised throughout. The open-plan kitchen-to-lounge is both bright and airy and flooded in natural light by the dual aspect windows - perfect for entertaining too! The kitchen area features a range sophisticated matt black units, boasting an eye-level oven and grill, whilst the worktops contrast the fitted wood floors, gently flowing from the lounge, separated by beautifully positioned island, for the Wow Factor!

Both bedrooms are generously sized and come with repeat fitted wood floors and ladder radiators, as fitted throughout the property. The bathroom is ultra modern, with walk-in double shower and cool troth style basin, set in vanity unit, set against the large grey wall and floor tiles to further compliment. Just as important, the current owners have created ample cupboards and space for storage in the hallway, which so many apartments lack.

Outside, parking is readily available on street, not forgetting you have your very own garage, en-bloc. There's parking too, on the grounds, on first come/first serve basis. Additional benefits include, a share of freehold, LIFT ACCESS, double glazing and entry phone access.

There is also a bit of outdoor, communal, patio space.

Penge Sales
020 8659 1005
www.propertyworlduk.net

Property Summary

- Two bedrooms
- Purpose built Apartment
- Gorgeous interior throughout
- Re-fitted open-plan kitchen-to lounge
- Lift access
- Garage en-bloc
- Not to be missed!
- Share of freehold
- Council tax band C
- Epc rated C

Our Vendor Loves...

The first thing we'll miss is definitely the view. Being on the third floor, you get a great look over the nearby towns, and it's become a bit of a tradition for us to stay in on New Year's Eve just to watch the panoramic fireworks—you can see them for miles.
The location has been perfect for us, too. We're close enough to the high street for anything we need, but our favorite thing is being so near to Crystal Palace Park. We spend most of our Sundays at the market there grabbing food. Plus, the neighbors are genuinely lovely and have made living here really easy. It's been a happy home for us, and we hope the next people love the vibe as much as we have





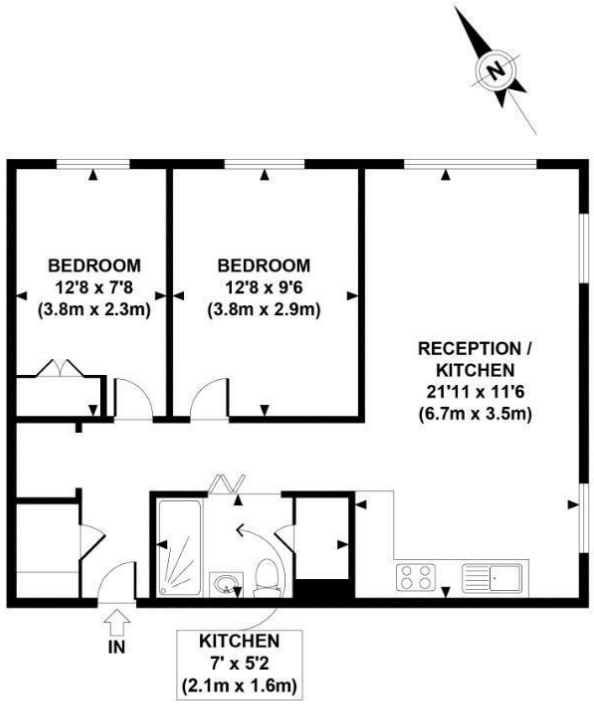







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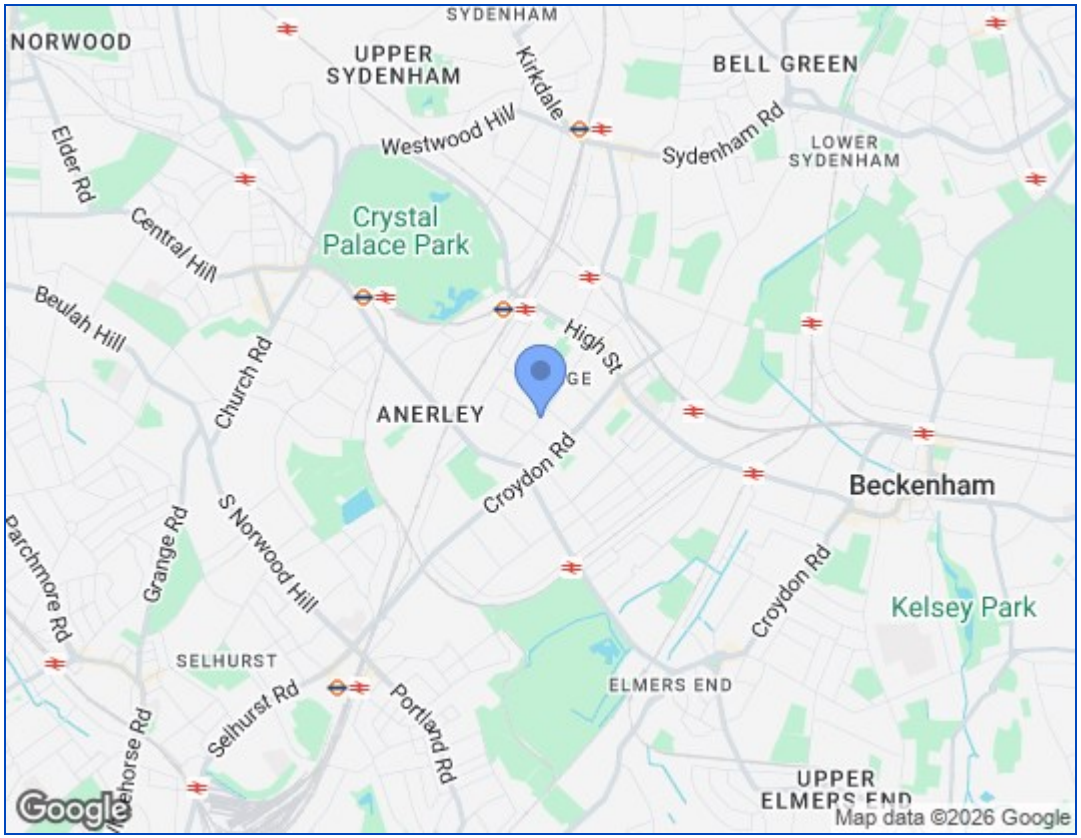


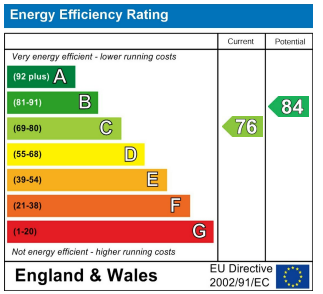


THIRD FLOOR
GROSS INTERNAL
FLOOR AREA 624 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 624 SQ FT / 58 SQ M
Ref: - 030326 Copyright photoplan

Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation





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