

Bernard Skinner



- Ground floor flat
- Popular development
- One bedroom
- Hundred yards or so Eltham station

37 Pullman Place, Eltham, SE9 6EG

Guide Price £200,000 – £225,000

A very conveniently located one bedroom ground floor flat within a small, popular development a hundred yards from Eltham station, local shops and cafe's and Eltham High Street a little further. With well tended grounds, the property has an allocated parking space and no onward chain. Take a look!



Property Description

COMMUNAL ENTRANCE HALL

PERSONAL ENTRANCE HALL

Front door, entryphone system, laminate flooring, built in cupboard.

LIVING ROOM

13' 9" x 11' 5" (4.19m x 3.48m) Upvc window to front, electric heater, laminate flooring.

KITCHEN

8' x 7' 9" (2.44m x 2.36m) Upvc window to rear, fitted wall and base units, built in oven and hob, space for washing machine, stainless steel sink unit, part tiled walls, tiled flooring.

BEDROOM

13' 8" x 9' 5" (4.17m x 2.87m) Upvc window to front, electric heater, laminate flooring.

BATHROOM

Upvc window to rear, white suite comprising panelled bath with mixer tap and hand shower, w.c., wash basin, part tiled walls, tiled flooring, heated towel rail.

OUTSIDE

Communal grounds

Allocated parking space: Z

Preliminary detail - awaiting validation





MATERIAL INFORMATION

Tenure: Leasehold

Lease: 125 years from 1st January 1994

Years remaining: 93 years

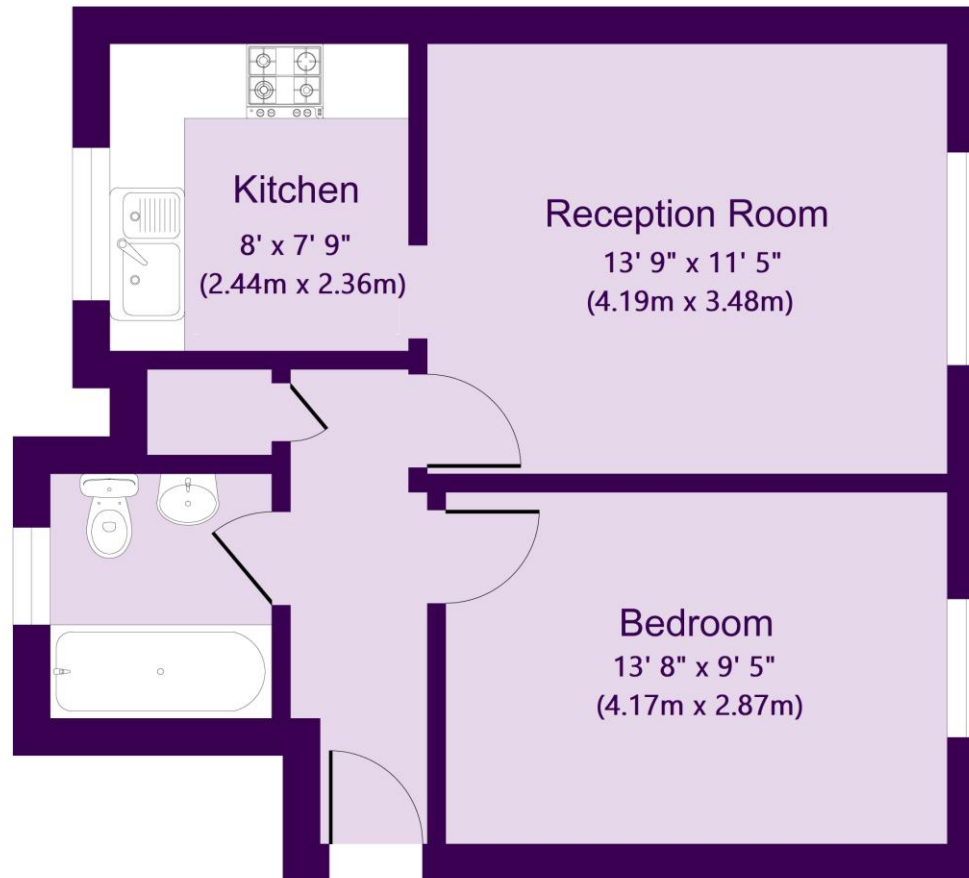
Service charge: £1,479.07 P.A.

Ground Rent: £100.00 P.A.

Council Tax Band: C - £1,873.51

Pullman Place, SE9

Total area: Approx. 455.1 sq. feet (42.2 sq metres)



Ground Floor



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.
Produced By Planpix



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D		
39-54	E	50 E	
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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