

COCKBURN
ESTATE AND LETTINGS AGENTS

Mottingham Road

SE9 4QZ



This one-bedroom first-floor flat, complete with allocated parking, offers an excellent opportunity for first-time buyers or as a strategic buy-to-let investment.



Nestled in the heart of Mottingham village, this property provides comfort and convenience within its 331 sq ft of well-designed space. The thoughtful layout includes a comfortable reception room, a practical kitchen area, a main bedroom, and a modern bathroom, ensuring a pleasant living experience. The added benefit of allocated parking removes any parking concerns, making daily life easier. There is also a private balcony to the front, providing your own personal outdoor space.

The location truly shines, placing you right in the centre of Mottingham. Residents will appreciate the easy access to Mottingham railway station, offering direct links to the city and beyond, alongside excellent bus connections serving local areas. Mottingham village itself offers a range of local shops and amenities, all within comfortable reach. With a long lease length, low service charges, and ground rent, this flat presents a financially appealing choice. Discover the convenience and potential of this well-located property – arrange a viewing today!

**Lease Length 124 Years
Service Charge £600 Per Annum
Ground Rent £10 Per Annum
(all figures are approx.)**

Key Features:

- ❑ One Bedroom First Floor Flat
- ❑ Allocated Parking
- ❑ Perfect For First Time Buyers
- ❑ Ideal Buy To Let Investment
- ❑ In The Heart Of Mottingham Village
- ❑ Easy Reach Of Mottingham Railway Station & Excellent Bus Links
- ❑ Long Lease Length
- ❑ Low Service Charges & Ground Rent
- ❑ Council Tax Band A - London Borough Of Bromley





Mottingham Road, SE9

Approximate Gross Internal Area = 331 sq ft / 30.7 sq m

EPC: C

COUNCIL TAX BAND: A

TENURE: Leasehold

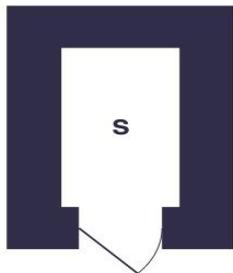
For more information on this property or to arrange a viewing please call the office on

0208 859 8590

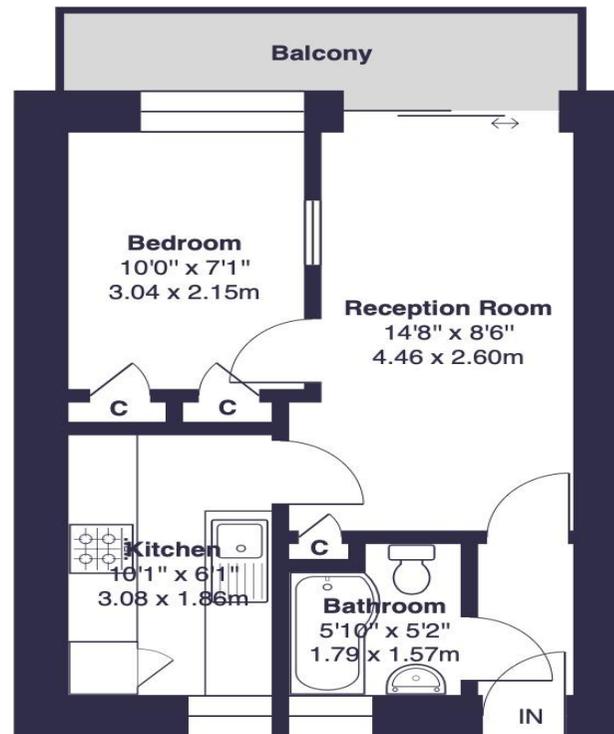
Alternatively, you can scan below to view all of the details of the property online.



352 Footscray Road
New Eltham
London
SE9 2EB



Ground Floor



First Floor

This floor plan was produced using RICS measurements standards 2nd edition.
For layout guidance only and not drawn to scale unless stated. Window and door openings are approximate.
Whilst every care is taken in the preparation of this plan, we would advise interested parties to check all dimensions, shapes and compass bearings prior to making any decisions reliant upon them. No liability is accepted for any errors.
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