

Strata Building 8 Walworth Road, London, SE1 6EL
Asking price £445,000

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DISTRICTS

Finished to a high specification the property features an open plan reception room with floor to ceiling windows framing fantastic views over London, an integrated kitchen, One spacious double bedroom (with built-in wardrobes) and a luxury bathroom suite.
Residents have access to a 24-hour concierge service and cycle storage.
Strata Building is ideally situated with easy access to amenities such Borough Market, OXO Tower, Hawksmoor, London Eye, Tate Modern, National Theatre, St Paul's and various other boutique restaurants, coffee shops and cafes right on your doorstep.
*Photos have been digitally dressed of a similar property for example purposes.

The development is located next to Elephant & Castle National Rail and Underground stations (4-min walk), providing Underground and Rail services for commutes towards the City and West End. London Bridge is only a few minutes away.

Approximately 110 years remaining on lease
Ground rent amount: Approx. £375pa
Ground rent review period: N/A
Service charge amount: Approx. £3,767pa
Service charge review period: Ask Agent
Council tax band: E (Southwark Council)

Electricity supply – Mains | Heating & Hot Water – Communal | Water supply – Mains | Sewerage – Mains | Internet: FTTP | Lift Access | Cladding: EWS1 Ask Agent.

To check broadband and mobile phone coverage please visit Ofcom
To check planning permission please visit Southwark Council Website, Planning & Building Control



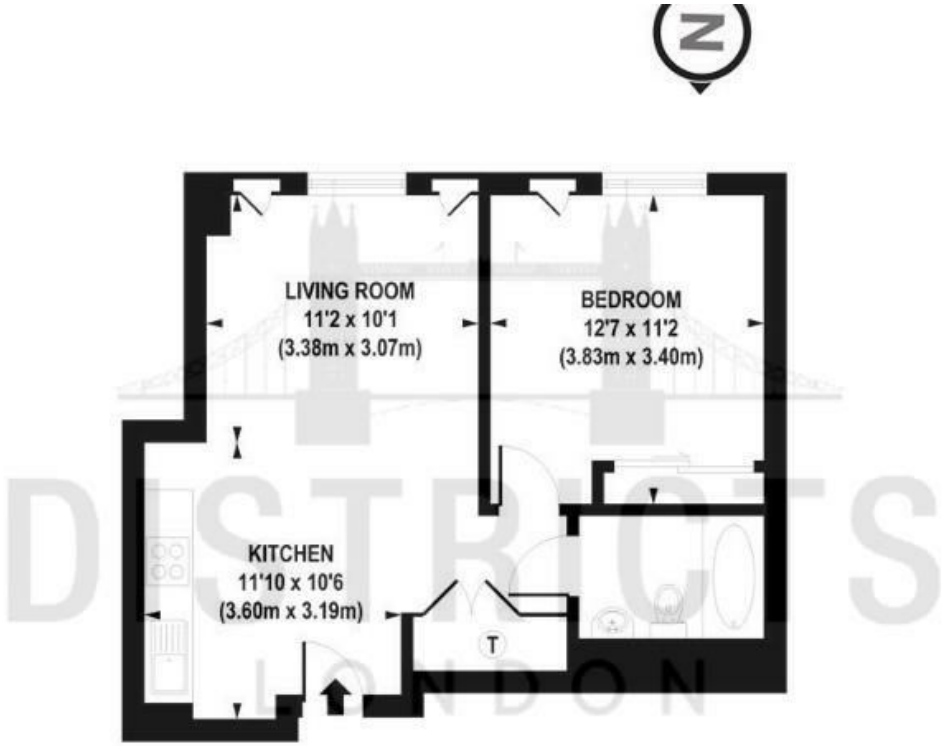




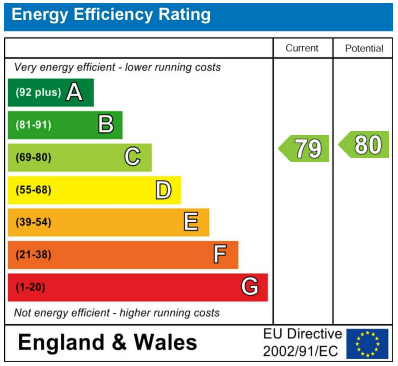








APPROX. GROSS INTERNAL FLOOR AREA 483 sq. ft / 44.86 sq. m



Floorplan is for illustrative purposes only and is not to scale.
Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.
Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

CP CREATIVE

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