

Farquhar Road, SE19

Guide Price £300,000

Tenure: Leasehold



Key Features

- > 1-Bed First Floor Apartment
- > Bright Reception and Double Bedroom
- > Communal Garden
- > Popular Crystal Palace Triangle
- > Great Transport Links
- > Chain Free



EPC Rating D
Council Tax Band B



A first floor one bedroom apartment in central Crystal Palace and offering excellent access to both Gipsy Hill and Crystal Palace rail links.

The property offers a spacious reception/dining room, providing an excellent living and entertaining space with large windows allowing for plenty of natural light. The separate fitted kitchen is compact yet functional, with ample storage and worktop space. The generous double bedroom comfortably accommodates wardrobes and additional furnishings. A modern bathroom includes a full-sized bath with overhead shower, wash basin and WC.

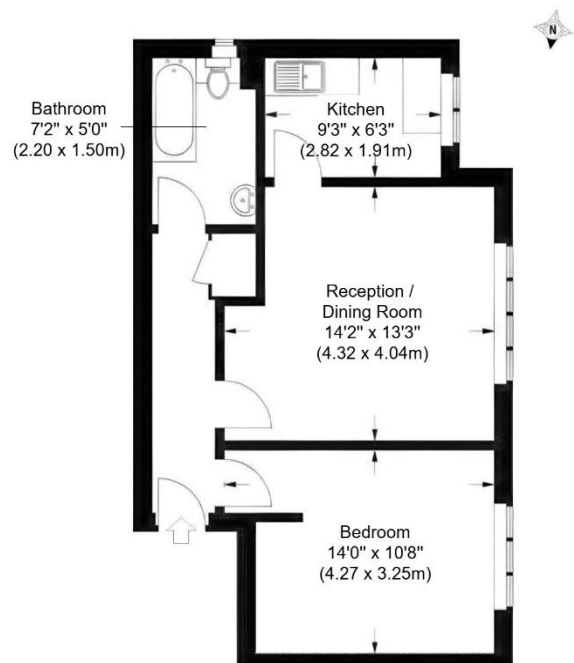
Further benefits include a well-balanced layout throughout, a practical entrance hallway with storage, double glazing, long lease, a well-maintained communal garden, neutral décor throughout and secure entry. The flat would suit first-time buyers, professionals, or investors seeking a property close to the amenities of Crystal Palace and transport links from nearby Gipsy Hill and Crystal Palace stations.

The property is conveniently located for the popular Crystal Palace Triangle, offering a wide range of independent cafés, restaurants, parks, and local shops, while nearby green spaces including Crystal Palace Park provide excellent outdoor leisure opportunities.

LENGTH OF LEASE: 156 Years
 SERVICE CHARGE: £1430
 GROUND RENT: £37.5
 COUNCIL: SOUTHWARK

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APPROX. GROSS FLOOR PLAN AREA 500 SQ.FT. (46.5 SQ M)



FIRST FLOOR