

Cintra Park, SE19 | £500,000

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In General

- Share of the freehold
- Private decked outside space
- Private entrance
- Popular central location
- Nearby transport links
- Solid fuel burner
- Spacious kitchen
- Lease to be extended on completion

In Detail

A generously proportioned two bedroom ground floor garden flat, occupying an enviable position on a highly regarded residential road, moments from the vibrant centre of Crystal Palace and the open spaces of Crystal Palace Park.

Thoughtfully upgraded, the property is presented in fresh, neutral tones throughout and offers balanced accommodation that is both comfortable and immediately enjoyable. A private entrance leads into the flat, with a bright reception room providing a comfortable and relaxing space. Featuring a solid fuel burner and double doors opening directly onto the garden, the room has a direct connection with the outside and is particularly enjoyable in summer months.

The kitchen is finished in a shaker style with solid wood surfaces and extends to 19ft, allowing for space to dine if desired. There are two well proportioned bedrooms, including a particularly spacious larger bedroom with a handsome shuttered bay window and fitted wardrobes, whilst the accommodation is completed by a smart bathroom with contemporary stainless fittings.

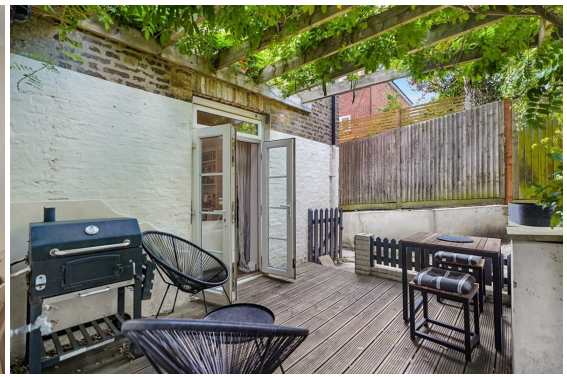
Outside, the property boasts direct access onto a covered private decked section of garden, providing an excellent spot for outdoor seating and entertaining. Further communal garden space lies beyond in a lush green setting.

Additional benefits include a private entrance and a share of the freehold.

Cintra Park is a popular and well established residential location, ideally placed for making the most of everything Crystal Palace has to offer. The Triangle is within easy reach, with its independent shops, cafés, bars and restaurants, whilst Crystal Palace Park provides extensive green open space, woodland walks, sports facilities and leisure amenities. Crystal Palace railway station is also close by, providing regular services towards London Bridge, Victoria and East London.

EPC: C | Council Tax Band: B | Lease: 93 years remaining - To be extended on completion | SC: £1308.20pa | GR: Nil | BI: Inc. in SC

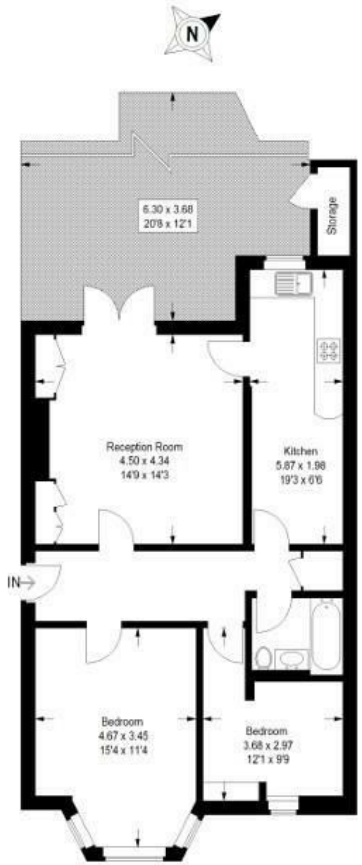





Floorplan

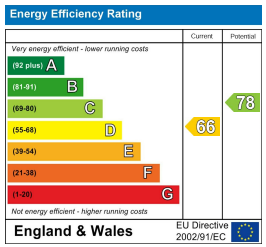
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Approximate Gross Internal Area
71.4 sq m / 769 sq ft
Storage = 1.3 sq m / 14 sq ft
Total = 72.7 sq m / 783 sq ft



Lower Ground Floor

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These plans are for representation purposes only
as defined by RICS - Code of Measuring Practice.
Not drawn to Scale. Windows and door openings are
approximate. Please check all dimensions,shapes and
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