



Worcester Close, SE20 | Guide Price £375,000

020 8702 9333

[crystalpalace@pedderproperty.com](mailto:crystalpalace@pedderproperty.com)

**pedder**  
We live local



# In General

- Two bedroom second floor apartment
- Lift
- Secure underground parking
- No onward chain
- Quiet location
- Nearby multiple transport links
- Two balconies
- En suite shower room

# In Detail

Guide price £375,000 - £400,000

A two bedroom, two bathroom purpose built property forming part of a popular executive development nearby Crystal Palace Park.

Completed approximately fifteen years ago and close to Crystal Palace Station and the Triangle, this well presented second floor apartment features two double bedrooms, two bathrooms, a private balcony, a second Juliet balcony, and secure underground parking.

The open-plan living area benefits from dual-aspect windows, providing excellent natural light. The kitchen includes integrated appliances, white gloss units, and granite worktops.

The larger bedroom boasts an en-suite shower room, whilst a built-in storage cupboard in the hallway adds convenience.

The balcony overlooks landscaped communal gardens, and the property also features energy-efficient systems with solar panels to help reduce running costs.

Versailles Road offers a peaceful setting within easy reach of Crystal Palace and Anerley stations, as well as the cafés, shops, and restaurants of the Crystal Palace Triangle. The park is also nearby for joggers and dog walkers, as well as a buzzing weekly food market.

No onward chain.

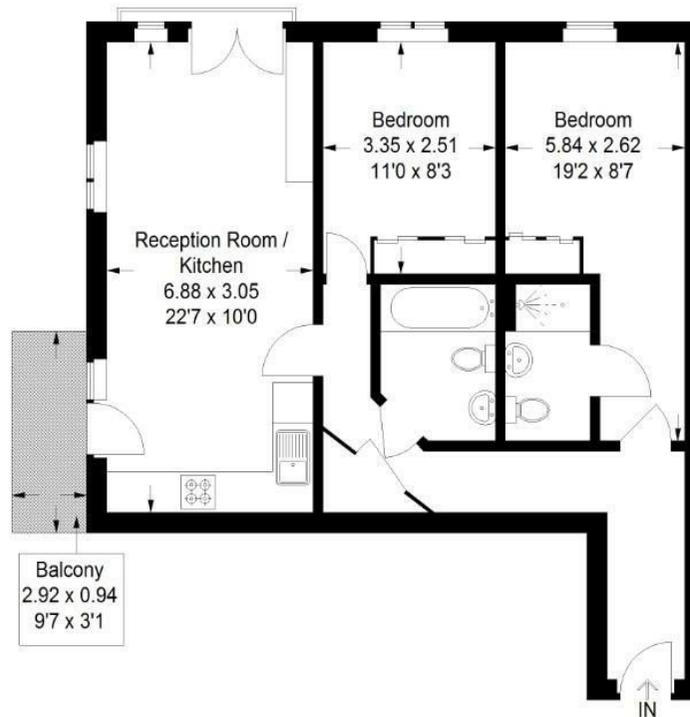
EPC: B | Council Tax Band: C | Lease: 110 Years remaining | SC: £2458.12pa | GR: £340pa | BI: TBC



# Floorplan

## Isis House, Worcester Close, SE20

Approximate Gross Internal Area  
62.4 sq m / 672 sq ft



### First Floor

Copyright www.pedderproperty.com © 2025

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 compass bearings before making any decisions reliant upon them.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
102 plus) A			
81-101) B		84	84
69-80) C			
55-68) D			
39-54) E			
21-38) F			
1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Pedder Property Ltd trading as Pedder for themselves and for the vendor/landlord of this property whose agents they are, give notice that (1) these particulars do not constitute any part of an offer or contract, (2) all statements contained within these particulars are made without responsibility on the part of Pedder or the vendor/landlord, (3) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (4) any intending purchaser/tenant must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (5) the vendor/landlord does not make or give either Pedder or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.