

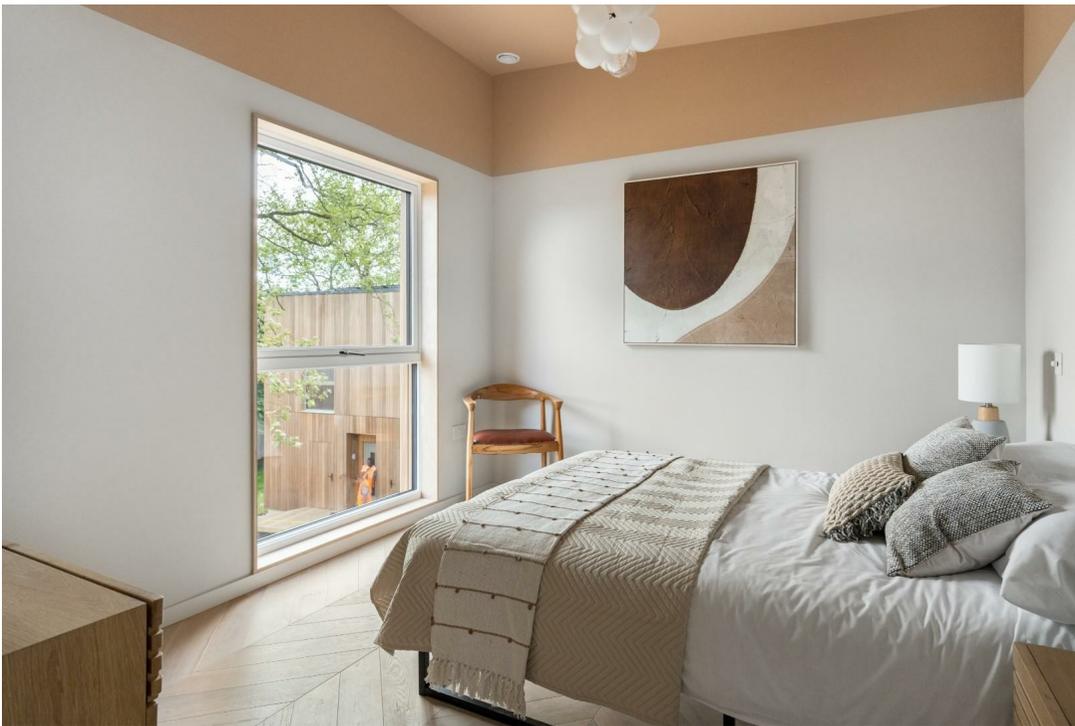


Evergreen Walk, SE23 | £940,000

02087029999

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

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NEW HOMES



## In General

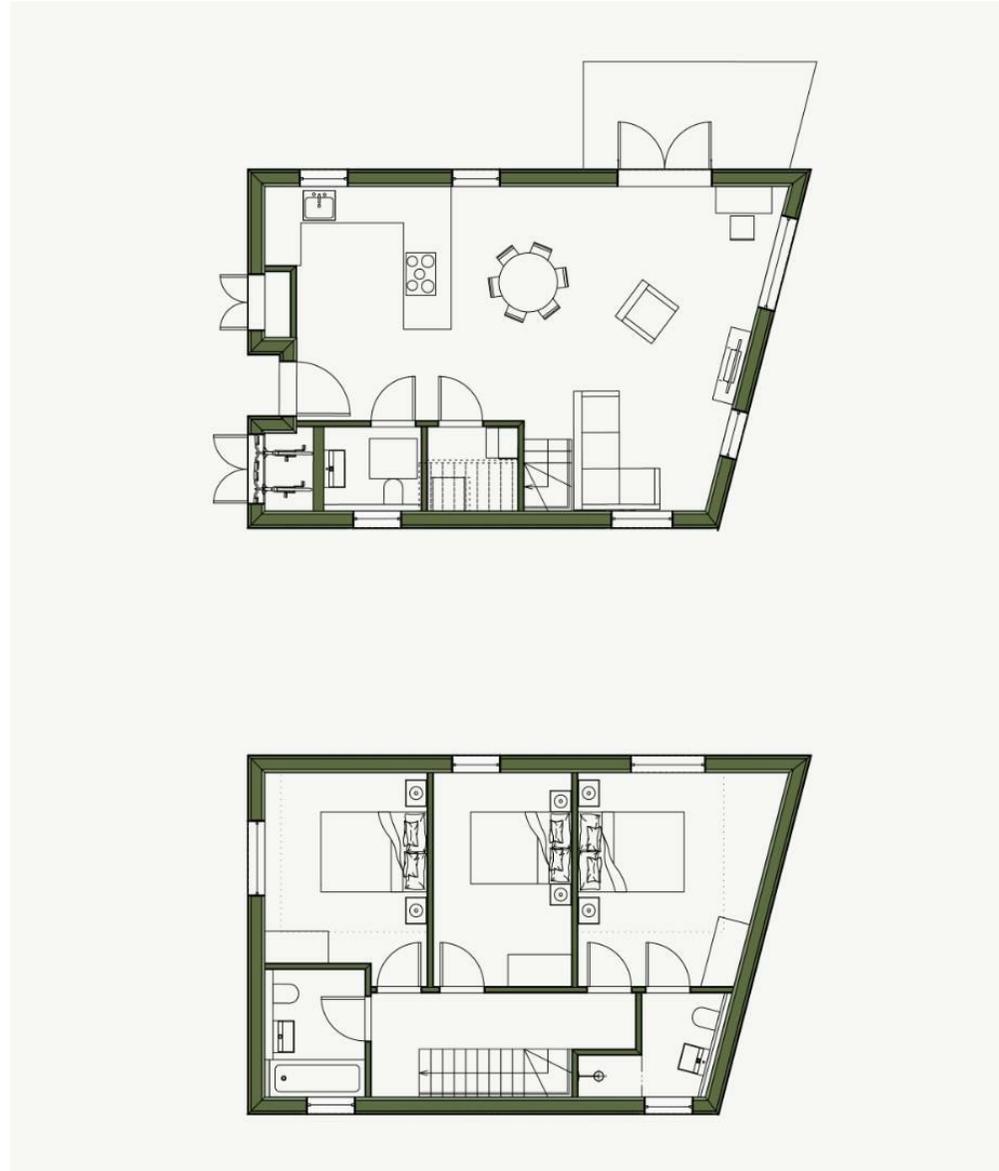
- 3 Bedroom, 2 bathroom with private garden
- Brand new timber-clad family homes
- 10 Year building warranty
- Premium appliances
- Close to Honor Oak Park Station (overground)
- Air source heat pump
- A-rated EPC
- Opposite Honor Oak Park
- Underfloor heating
- Triple glazed Acoya timber windows

## In Detail

An exceptional and rarely available eco home, situated in the heart of Southeast London



# Floorplan



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.

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