Woods Road, SE15 | £350,000

02087029666

peckham@pedderproperty.com

pedder
We live local

In General

- CHAIN FREE!
- Modern development
- Third floor apartment
- One bedroom
- Private west-facing balcony
- Long lease
- Communal gardens and bike storage
- Over 585 SqFt
- 0.3mi to Queens Road Peckham Station
- 0.5mi to Peckham Rye Station

In Detail

A beautifully bright and modern one bedroom apartment, situated on a quiet residential road in Peckham.

The property features an open-plan living area with stylish kitchen - including built in appliances, leading to a private, West facing, balcony - a great spot for some al fresco dining in the summer months. The double bedroom benefits from built in wardrobes and there's a generous contemporary bathroom suite. The substantial cupboard off the entrance hallway offers ample storage.

This niche residential development, situated next to Cossall Park, also comes with beautiful communal gardens and access to bike storage.

This apartment is extremely well placed to enjoy all that Peckham has to offer. A short walk will take you to the top of the Bussey Building, where you can enjoy a rooftop bar with amazing views of London, a rooftop cinema, or a yoga session. The vibrant local area is rich with restaurants, cafes, independent shops, galleries, and parks.

For commuters, the location is ideal. Positioned within Zone 2, the apartment is just a few minutes walk from both Queens Road Peckham and Peckham Rye stations, offering easy access to South, East, and Central London.

With it's long lease and prime location, viewings are highly recommended.

EPC: B | Council tax band: C | Lease: 242 years remaining | SC: £2,200 pa | GR: £450 pa | BI: incl. in SC

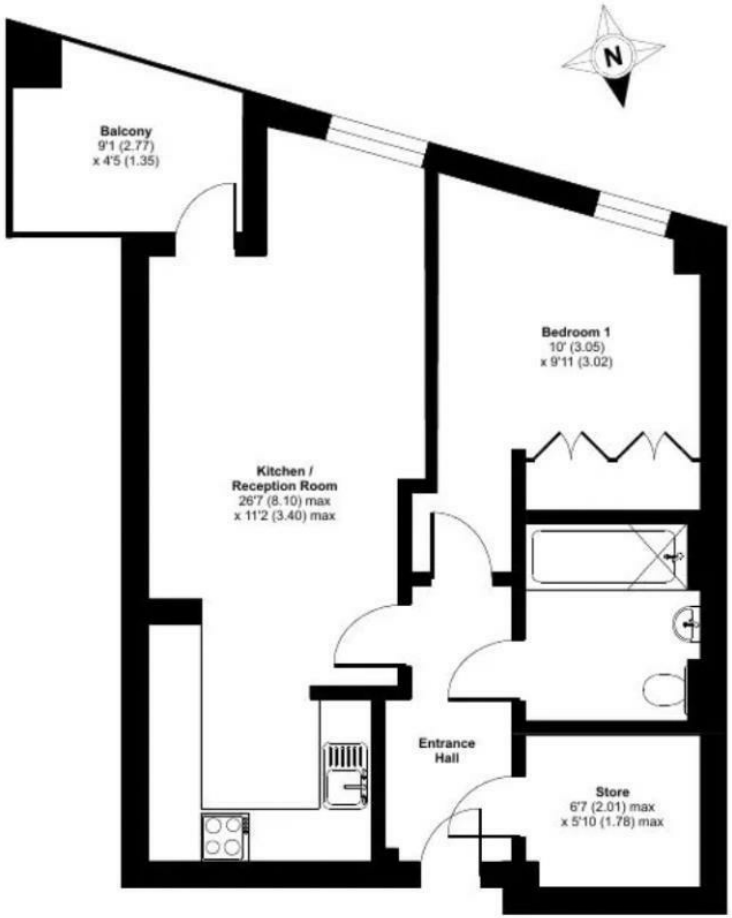
The Property Ombudsman
APPROVED CODE TRADINGSTANDARDS.UK
arla propertymark PROTECTED
naea propertymark PROTECTED
TDS Tenancy Deposit Scheme Insured Custodial PROTECTED
CANCER RESEARCH UK
CYBER ESSENTIALS

Floorplan

Woods Road, London, SE15

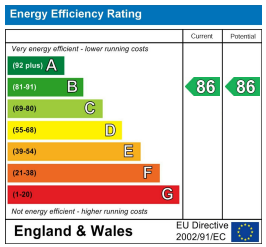
Approximate Area = 586 sq ft / 54.4 sq m

For identification only - Not to scale



Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022. Produced for Acorn Group. REF: 882199



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.