



PCM

**£4,900 PCM**

**Friary Road**

London, SE15 1PY

**GARETH  
JAMES**



2 ←



GROSS INTERNAL AREA  
The footprint of the property  
129.93 Sqm / 1398.57 Sqft

NET AREA (INTERNAL)  
Excludes walls and external features  
118.08 Sqm / 1271.01 Sqft

EXTERNAL STRUCTURAL FEATURES  
Balconies, terraces, porches etc.  
0.00 Sqm / 0.00 Sqft

RESTRICTED HEAD HEIGHT  
Limited use areas under 1.5m  
0.43 Sqm / 4.63 Sqft

spec

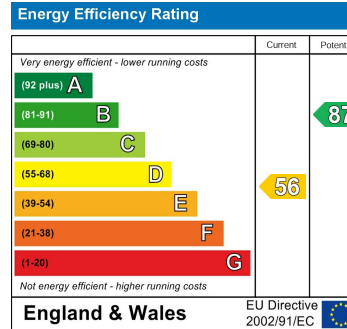
RICS

Spec floor plans are produced in accordance with Royal Institution of Chartered Surveyors Property Measurement Standards. If you intend to rely on any measurement in a transaction you should perform your own checks. Plot/Gardens illustrative only and excluded from all area calculations.

IPMS 3B RESIDENTIAL  
129.93 Sqm / 1398.57 Sqft

IPMS 3C RESIDENTIAL  
118.08 Sqm / 1271.01 Sqft

SPC ID  
Sc4ek3081878604a15953b



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

GARETH  
JAMES

OFFICE ADDRESS  
129 Bellenden Road  
London  
SE15 4QY

OFFICE DETAILS