



AUCTION GUIDE

£135,000

Empress Street

London, SE17 3HH

GARETH
JAMES

PROPERTY SUMMARY

Being sold via Secure Sale online bidding. Terms & Conditions apply.
Starting Bid £135,000.

Split-level two-bedroom maisonette extending to 718 sq ft, with its own private garden.

2



1



1

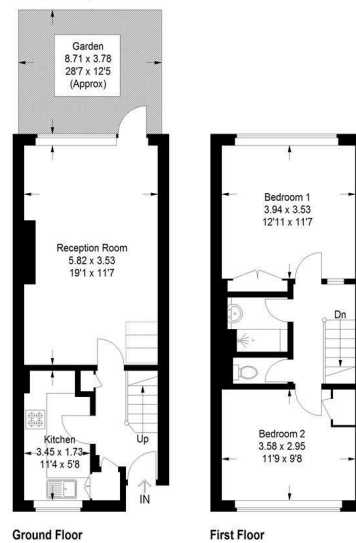






Empress Street, SE17

Approximate Gross Internal Area
66.7 sq m / 718 sq ft



□ = Reduced headroom below 1.5 m / 5'0

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1335687)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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	

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
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