



OFFERS IN EXCESS OF

**£925,000**

**Lordship Lane**

London, SE22 8JJ

**GARETH  
JAMES**

## PROPERTY SUMMARY

Unbroken Freehold Mixed-Use Investment | £55,000 Income | Private Walled Garden | Development Potential | Prime Lordship Lane

Guide Price: Offers in Excess of £925,000

3



1



1









**Lordship Lane**

Approximate Gross Internal Area  
 106.4 sq m / 1135 sq ft  
 Basement / Shop = 84.1 sq m / 902 sq ft  
 Total = 190.5 sq m / 2037 sq ft



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. (D1275125)

3  
 1  
 1

| Energy Efficiency Rating                    |                            |           |
|---|----------------------------|-----------|
|   | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <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<br>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

|                     |   |  |
|---------------------|---|--|
| <b>GARETH JAMES</b> | <b>OFFICE ADDRESS</b><br>129 Bellenden Road<br>London<br>SE15 4QY | <b>OFFICE DETAILS</b><br>02077324330<br>sales@garethjames.com<br><a href="https://www.garethjames.com/">https://www.garethjames.com/</a> |
|                     |   |  |