



Ferndale Road, London SW9 8AT



welcome to
Ferndale Road, London

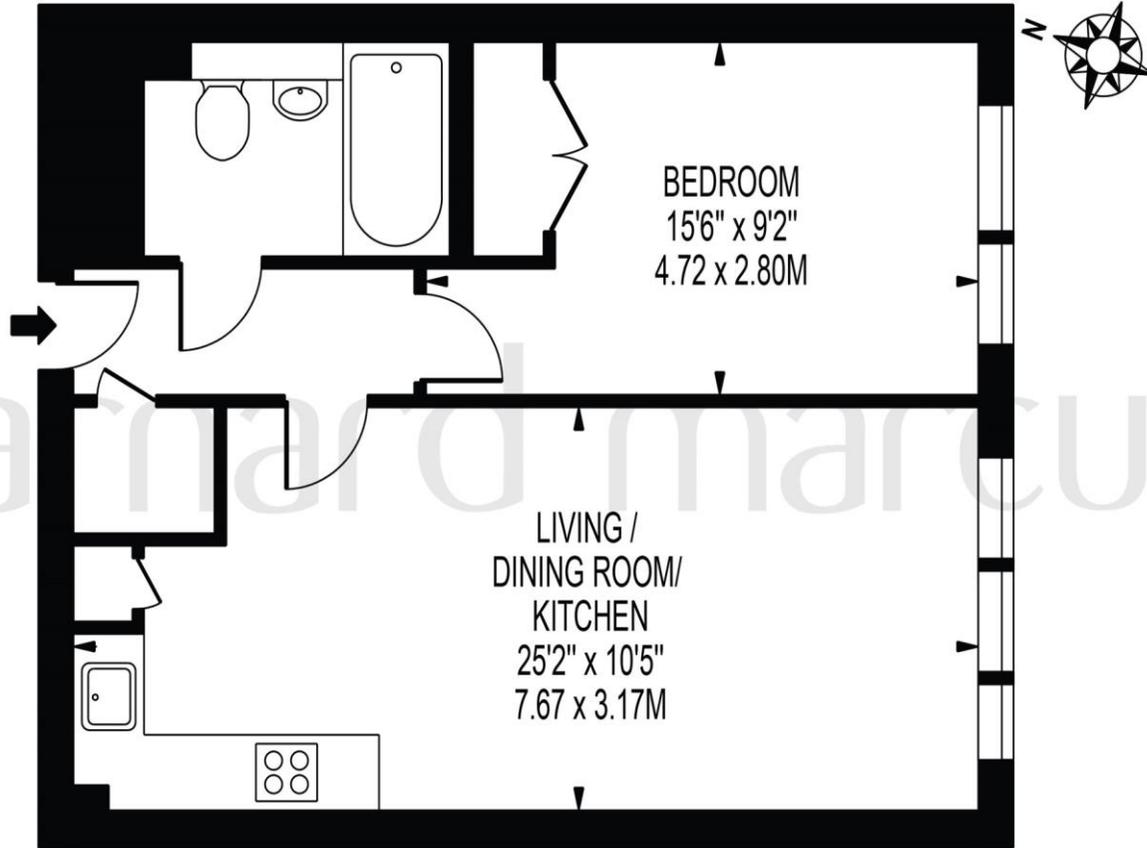
A well presented one double bedroom second floor apartment for sale, situated on the ever popular Ferndale Road. This property has the benefit of having a large open plan reception room with floods of natural light and great entertaining space. There is a three piece family bathroom, storage space and you have the luxury of having access to a well presented communal area.

Located in the heart of Brixton you couldn't be closer to all of the bars and restaurants the area has to offer. Transport links are provided by the London Underground Network (Victoria Line) and plenty of bus routes offering easy connections into central London and beyond.



FERNDALE ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 492 SQ FT - 45.71 SQ M



SECOND FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

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- One Double Bedroom
- Second Floor
- Large Reception Room
- Communal Area
- Floods of Natural Light

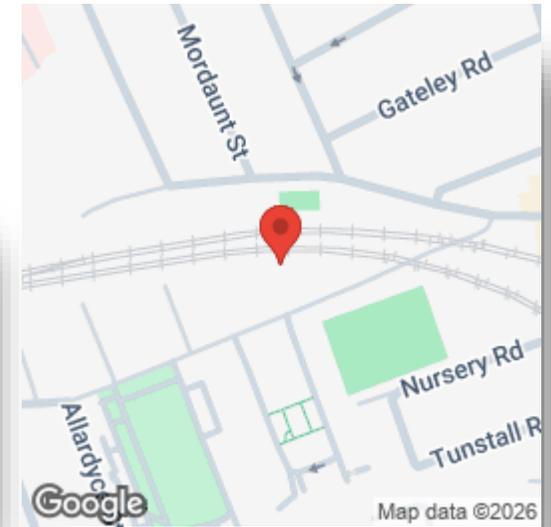
Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: 2169.36

Ground Rent: 150.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£325,000



Please note the marker reflects the postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/CPM108188](https://www.barnardmarcus.co.uk/Property/CPM108188)



Property Ref:
CPM108188 - 0011

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