

Shinners Close, London, SE25 5JP



£175,000



Flat - Studio

- Contemporary top floor studio apartment
- Norwood Junction BR/Overground Station is very close by
- New kitchen. New carpets
- Double glazing
- Entry phone system
- In a cul-de-sac situated off a side road
- Has been recently modernised
- New bathroom
- Own parking space
- No onward chain & we hold keys

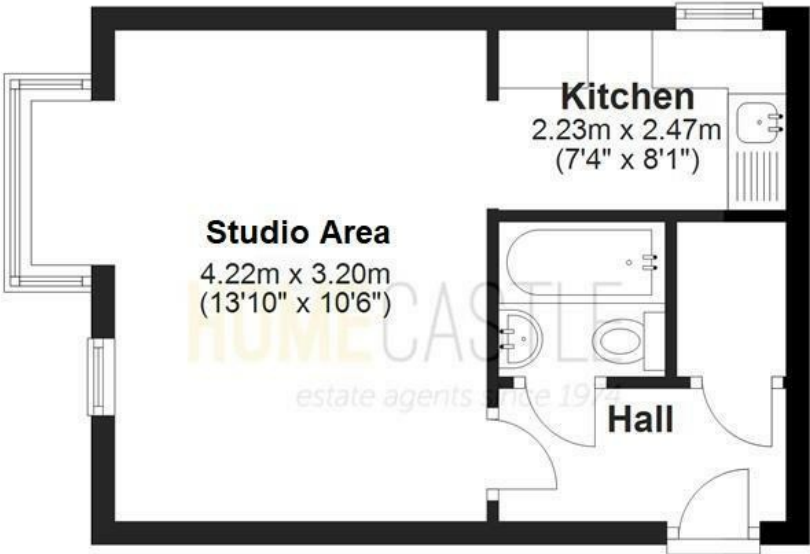
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This contemporary top floor studio apartment simply must be viewed internally to be appreciated. Presented to the market just after it HAS BEEN MODERNISED. There is a BRAND NEW KITCHEN with a small breakfast bar, cooker, BRAND NEW BATHROOM and CARPETS along with FRESH DECOR THROUGHOUT. There is NO ONWARD CHAIN, we hold keys and immediate viewing is available. This flat is ultra convenient for Norwood Junction BR/Overground Station which is very close by and has its frequent trains to London. There are local shops and amenities including South Norwood High Street with its eclectic mix of shops and cafes including Mamma Dough, a Beer Cabin and Costa Coffee along with the Leisure Centre in Portland Road and outdoor activities can be found at the Country Park. Further benefits include an entry phone security system, DOUBLE GLAZING, electric heating and there is a loft hatch. Also something that is very important these days, the property has its own private parking space. The lease is also very long. This apartment is well worth a visit and in our view offers convenient modern living and is ready to move into straight away!

Tenure: Leasehold
Lease term: 999 years from the 1st of January 1984
Service charge: £895
Ground rent: £50.00 rising to £150.00 and Insurance Rent

Second Floor

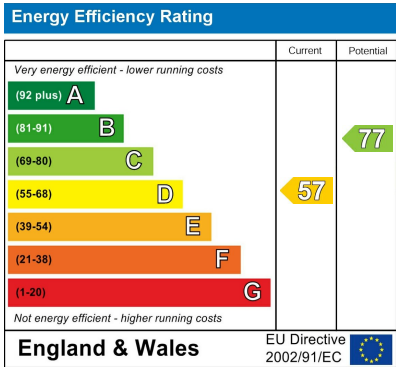
Approx. 25.0 sq. metres (269.4 sq. feet)



Total area: approx. 25.0 sq. metres (269.4 sq. feet)

Whilst every attempt has been made to ensure the accuracy of this floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given, this plan is for illustration purposes only.

Plan produced using PlanUp.



Whilst you are at liberty to use any firm of solicitors of your choice, Homecastle can, if requested, recommend solicitors.

If you choose Cook Taylor Woodhouse solicitors from our list, Homecastle will receive a £150 referral voucher.

If you require clarification on any point please contact us particularly if travelling some distance to view. All services appliances, fittings and central heating etc (if applicable) have not been tested by our company. Measurements are taken by laser tape to the widest point of the room, are approximate and may be subject to a margin of error. Lease, ground rent, maintenance and garden details (if applicable) cannot at present be relied upon as being correct. We are awaiting clarification from the vendor's solicitors. The description of this property is only the opinion of our Company.