

# STAPLETON LONG

Estate Agents & Chartered Surveyors

EST 1907



**Norwood Road, London, SE27 9AA**

**Brand New Apartment**

**High Specification**

**Two Double Bedrooms**

**Private Balcony**

**Prime Location**

**£2,195 PCM**

**TO VIEW THIS PROPERTY CALL: 020 8670 9111**

**Email: [norwood.sales@stapletonlong.co.uk](mailto:norwood.sales@stapletonlong.co.uk)**

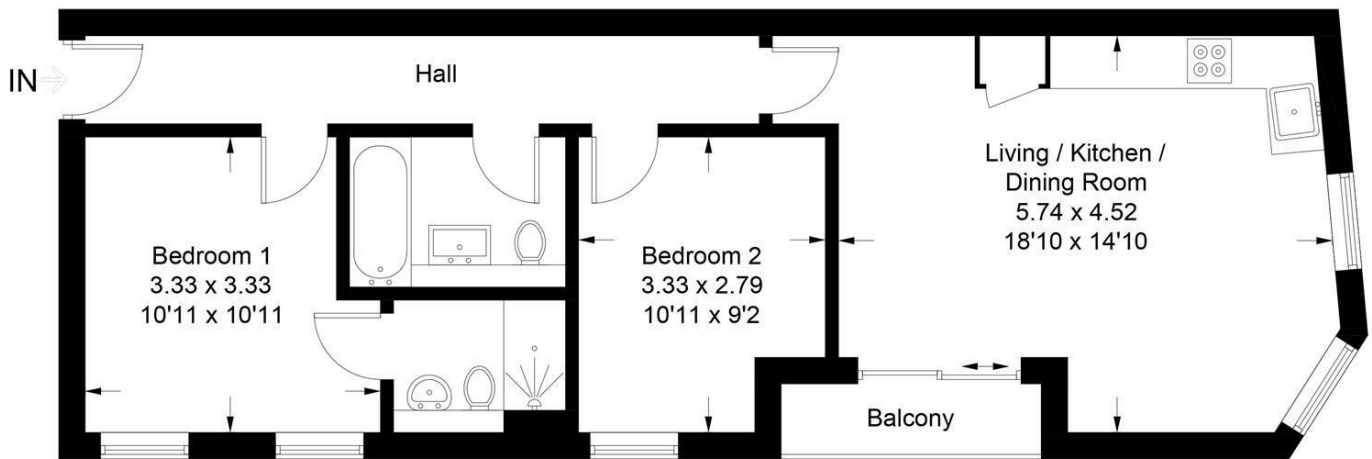
**[www.stapletonlong.co.uk](http://www.stapletonlong.co.uk)**

This fantastic brand new top floor apartment located in the heart of West Norwood, finished to a very high specification, comprising of entrance hall, open plan kitchen/living area with direct access onto the private balcony, the kitchen is fitted with integrated appliances and finished to a high standard, you will also find two double bedrooms, an en-suite shower room and the main high-spec bathroom located off the hallway. Other benefits include underfloor heating and double glazed windows a

The development consists of just five high end apartments, view now to avoid disappointment

### Norwood Road, se27

Approximate Gross Internal Area = 60.6 sq m / 652 sq ft

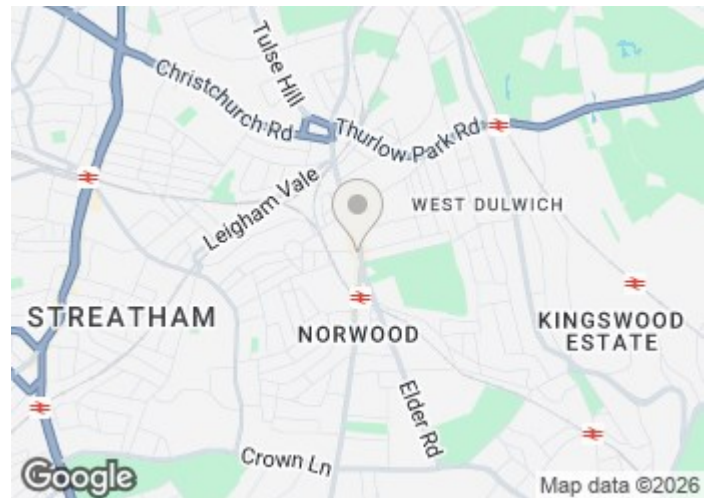


### Third Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1239404)

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		57	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales	EU Directive 2002/91/EC		



Please Note: All dimensions are approximate and are quoted for guidance only. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose. We have been advised by the vendor of the freehold/leasehold status of the property and you should have this, together with any other information provided concerning the tenure of the property, checked by your solicitor. The position regarding fixtures and fittings and, where the property has been extended/converted, the position regarding planning approval and building regulation compliance, should also be checked by your solicitor. These particulars do not constitute or form part of an offer or contract nor may they be regarded as representations. All interest parties must themselves verify their accuracy.