



Ann Moss Way, London, SE16 2TJ

Families or three people from same household only. A generous and modern three bedroom two bathroom end of terrace house in quiet cul-de-sac steps from the greenery of Southwark Park and moments from Canada Water station.

The property boasts a spacious reception room, a contemporary and fully equipped kitchen, a recently built conservatory leading into a very generous garden, and the first bathroom downstairs. Upstairs are two spacious double bedrooms, the third bedroom ideal for a child or for an home office space, and another stylish bathroom. The house comes with car parking space. Ideal for families or two professional sharers the property is available on furnished / part furnished basis.

Council Tax Band: E

£3,000 Per month

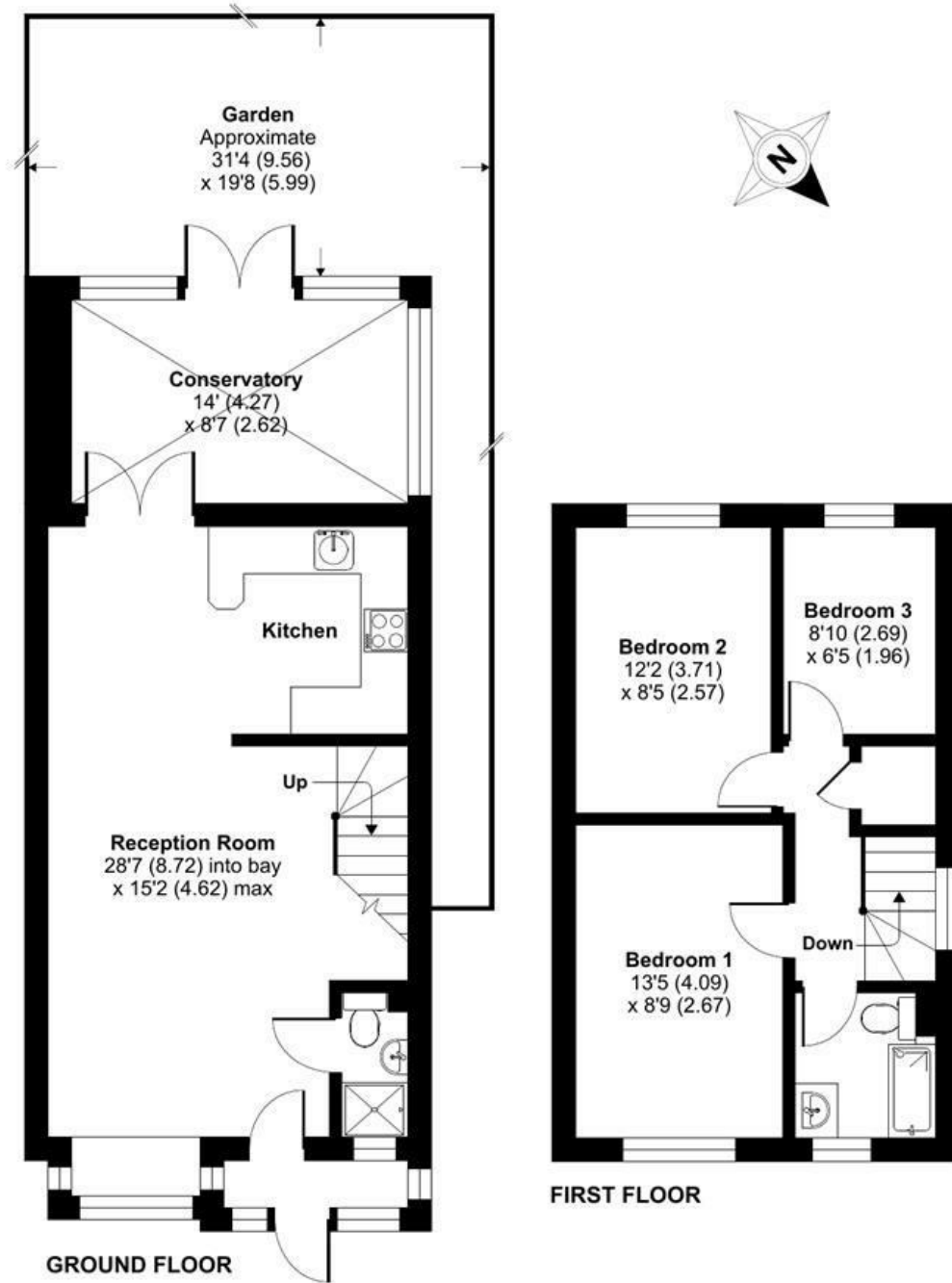
- Very Generous Garden
- Contemporary Living
- Modern Kitchen
- Stylish Bathrooms
- Moments from Southwark Park and Canada Water Station
- Conservatory
- Car Parking Space

Alex & Matteo
ESTATE AGENTS

Ann Moss Way, London, SE1

Approximate Area = 974 sq ft / 90.4 sq m

For identification only - Not to scale



Alex & Matteo
ESTATE AGENTS



Certified
Property
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2023. Produced for Alex & Matteo Estate Agents. REF: 967998

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B			
(69-80) C		75	
(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	