



## Oxley Close, London, SE1 5HP

Conveniently located within easy reach of the City and West End is this well kept and naturally bright Studio Apartment.

The property boasts a good sized living / sleeping area complimented by bespoke furniture, foldable dining table, office desk area, a well kept separate kitchen and a tidy bathroom. Additional benefits include a good amount of storage space and allocated car parking.

The apartment is surrounded by local amenities such as local restaurants, supermarket, cafes, and gym. The property also benefits from being located within walking distance of South Bermondsey Station.

Years on Lease - 151 (lease extended in 2021 until 2177)

Annual Service Charge - £2600

Annual Ground Rent - £200

Council tax, property size and, where applicable, lease information, service charges and ground rent are given as a guide only and should always be checked and confirmed by your Solicitor prior to exchange of contracts.

- Chain Free - Fantastic First Time Buyer Opportunity
- Naturally Bright Studio Apartment
- Allocated Car Parking
- Plenty of Storage with Bespoke Furniture
- Plenty of Storage
- Long Lease
- Within Easy Reach from The City and West End
- Great Transport Links
- Supermarkets, Boutique Shops, Cafés and Restaurants Just Around the Corner

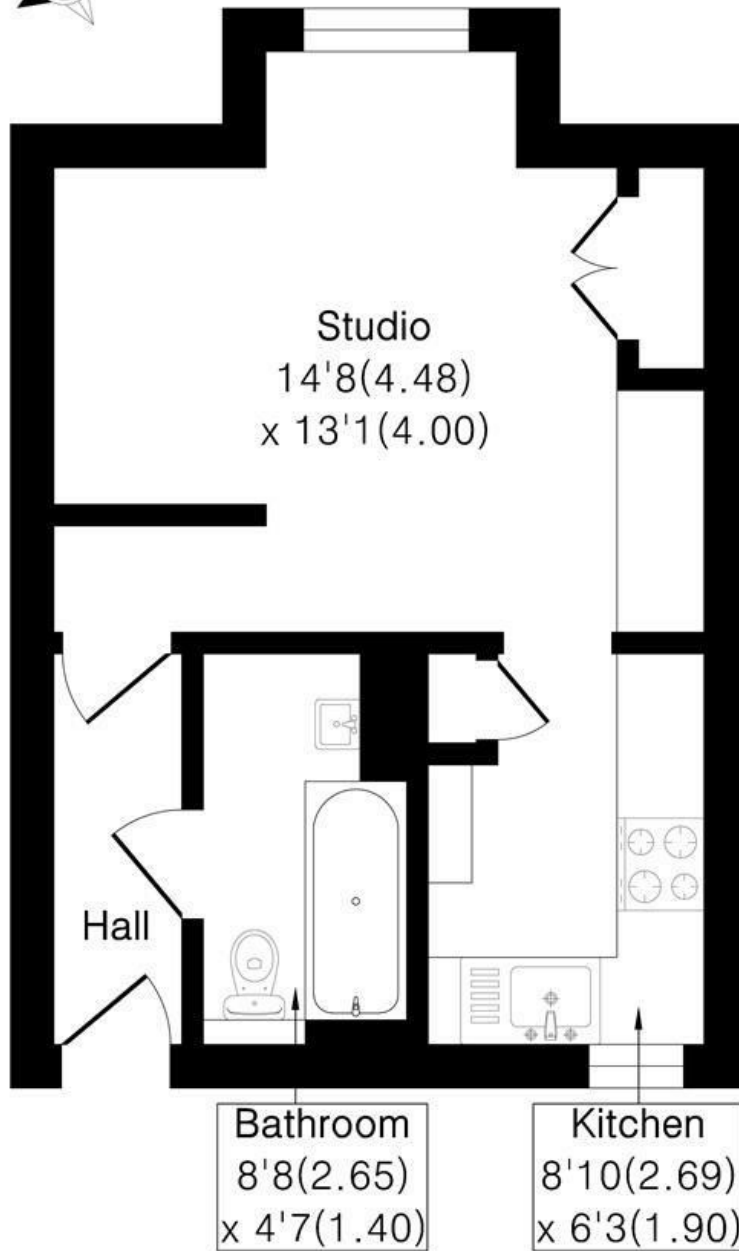
**Alex & Matteo**  
ESTATE AGENTS

**£200,000**

# Oxley Close SE1

Approximate Area = 306 sq ft / 28.4 sq m

For identification only - Not To Scale



Alex & Matteo  
Estate Agents

Floor plan Produced in accordance with RICS Property Measurement 2nd Edition.  
Incorporating International Property Measurement Standards (IPMS2 Residential).  
Produced for Alex & Matteo Estate Agents.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	80
(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		