Wooster & Stock

BAVENT ROAD, CAMBERWELL, SE5

LEASEHOLD - SHARE OF FREEHOLD

GUIDE PRICE £550,000 TO £575,000

SPEC

Bedrooms : 2
Receptions : 1
Bathrooms : 1

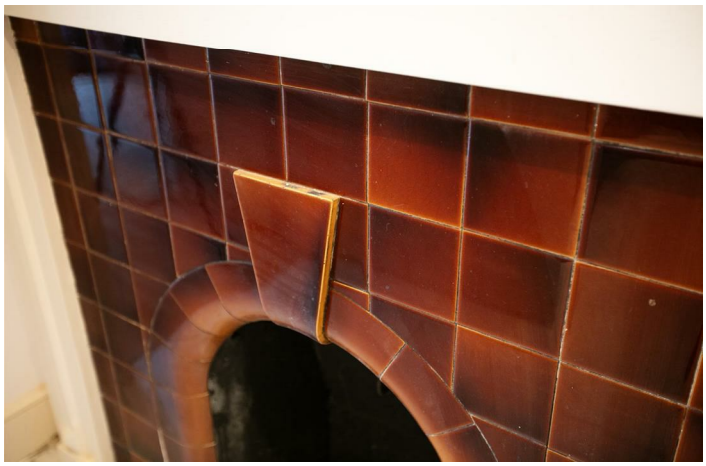
Lease Length : 999 years remaining
Service Charge : none
Ground Rent : none

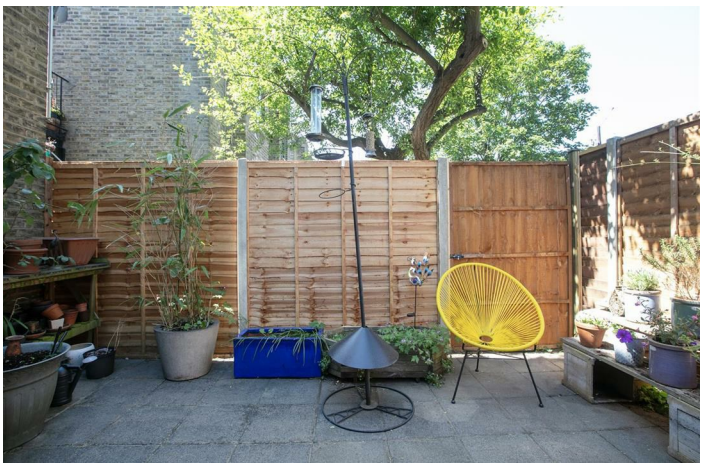
FEATURES

Two Double Bedroom
Private Garden
Original Feature Fireplace
Close to all Amenties
Share of Freehold

BAVENT ROAD SE5

LEASEHOLD - SHARE OF FREEHOLD





BAVENT ROAD SE5

LEASEHOLD - SHARE OF FREEHOLD

GUIDE PRICE £550,000 to £575,000.

Purpose-Built Two Bedroom Period Pad with Private Garden.

Sitting on the ground floor of a well-placed, purpose-built building, this fab two bedder boasts many advantages. There's a private entrance, private garden and two lovely double bedrooms. Add a kitchen/diner, bright reception and modern shower room - and that's all the boxes ticked! The social and culinary attractions of Camberwell, Brixton and Herne Hill are all close by. Loughborough Junction station is around seven minutes on foot for swift services to Blackfriars, City Thameslink and King's Cross. Denmark Hill mainline station is also a seven minute stroll for further swift services.

A private entrance with original tiling invites you inward. A large reception fronts the street with twin sets of sash windows and fitted storage. There's plenty of space for lounging and dining. Bedroom one comes next along the hall. It's a fine double with peaceful rear aspect view and more fitted storage. There's yet more storage to be found further along the hall. This sits next to the chic and contemporary shower room which boasts a crisp white suite and heated towel rail. The kitchen/diner is also a great size with plenty of cooking and dining space. An original tiled feature fireplace adds to the charm. Beyond this is your second double bedroom which benefits from French doors that open to your peaceful, private patio garden.

The locale is unrivalled for its proximity to amenities. Camberwell's shops, bars and restaurants are just a short ramble. Denmark Hill mainline station is just 7 minutes away on foot for regular services to Victoria, Blackfriars, Shoreditch, Clapham and beyond. Alternatively, pick up one of the many buses into the City and the West End - the 185 and 176 go to Victoria and Oxford Circus while the 40 (on Denmark Hill) and the 35 from the bottom of the road go to the City. At the end of the road is The Sun of Camberwell, one of the best gourmet pubs in the area and lucky you, it's your local! (try Stormbird, Camberwell Arms or Hermits Cave as well). Nearby is Ruskin Park for green space, beautiful daffodils in the spring and tennis courts. You're also within an easy walk of the joyously presented, award-winning Myatt's Field Park with its bandstand, fully-licensed café, mature, fragrant roses, tennis courts and wonderful sense of community.

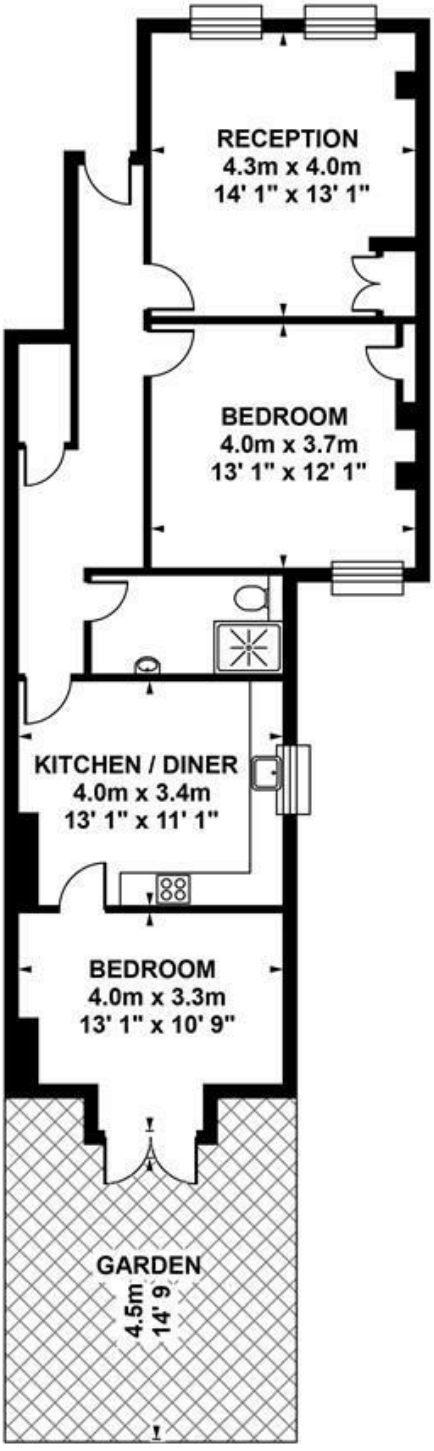
Tenure: Share of Freehold

Lease Length: 999 years

Council Tax Band: C

BAVENT ROAD SE5

LEASEHOLD - SHARE OF FREEHOLD



GROUND FLOOR

Approximate. internal area :
74.19 sqm / 799 sq ft

BAVENT ROAD SE5

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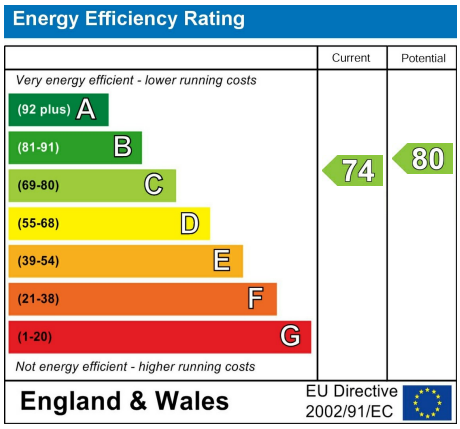
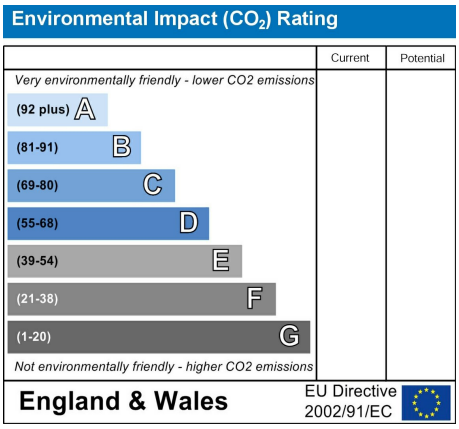
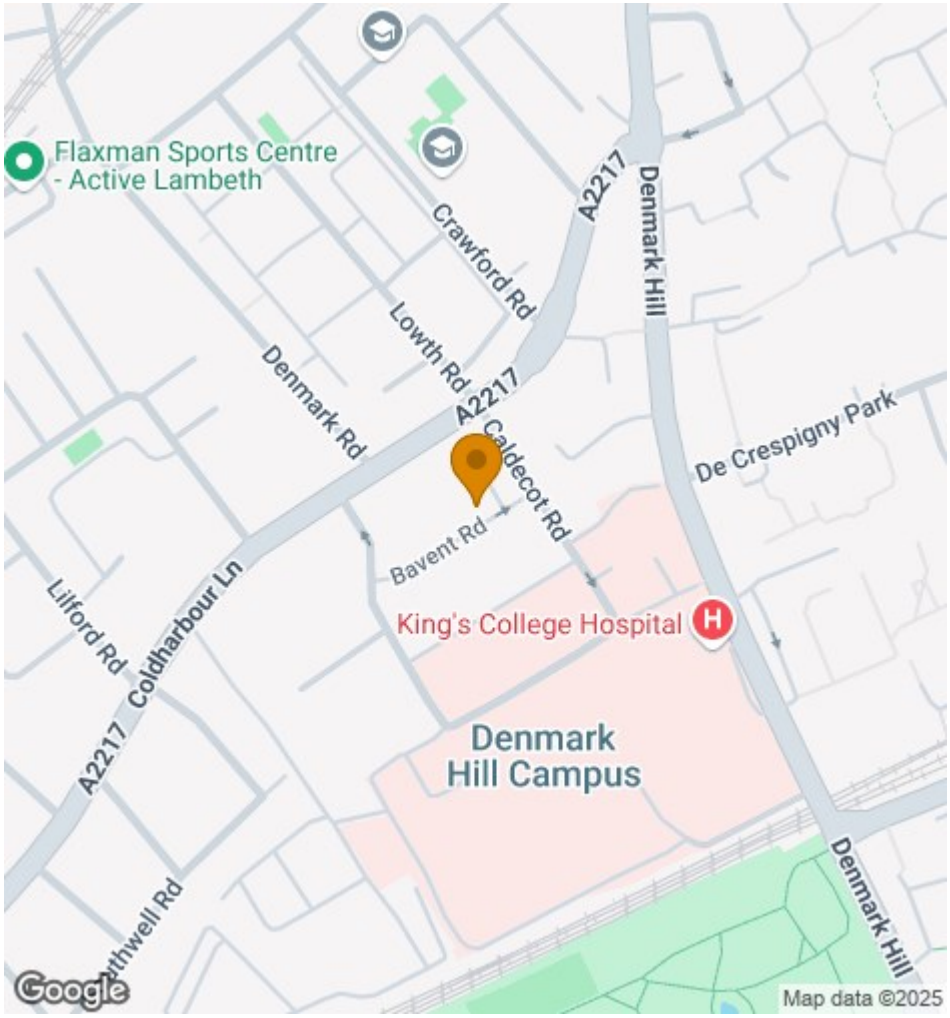




All information supplied should be checked by your solicitor prior to exchange of contracts. Lease details, measurements, floorplans and photographs are displayed for guide purposes only. We have not carried out a structural survey and the services, appliances and specific settings have not been tested.



Wooster & Stock

17 Nunhead Green
London SE15 3QQ
020 7952 0595
sales@woosterstock.co.uk