



## 65 Queen Adelaide Court Queen Adelaide Road London, SE20 7EA

**Asking Price £280,000**

This is a fantastic investment opportunity to buy a three bedroom flat that offers excellent sized living accommodation throughout. The property does require modernisation throughout but benefits from having double glazed windows, and its own balcony overlooking the communal gardens. Situated just a few minute's walk from Penge High Street which has an abundance of shops, and within easy reach of both Penge East & Penge West train station. The flat is being sold with no ongoing chain.

Tenure: Leasehold

Lease: 125 years from the 6th of November 1985

Ground Rent: £10.00pa

Service Charge: TBC

Council Tax Band B £1351.00pa

- THREE BEDROOM PURPOSE BUILT APARTMENT
- NO CHAIN
- DOUBLE GLAZED WINDOWS
- BALCONY
- BRILLIANT SIZED ACCOMMODATION THROUGHOUT
- IN NEED OF REFURBISHMENT
- IDEAL FIRST TIME BUY OR INVESTMENT
- 3 MINUTE WALK TO PENGE EAST STATION
- 11 MINUTE WALK TO PENGE WEST STATION
- (WALKING TIMES ESTIMATED BY GOOGLE MAPS)

### Viewing

Please contact our Galloways Penge Office on 020 8778 1120 if you wish to arrange a viewing appointment for this property or require further information.



3



1

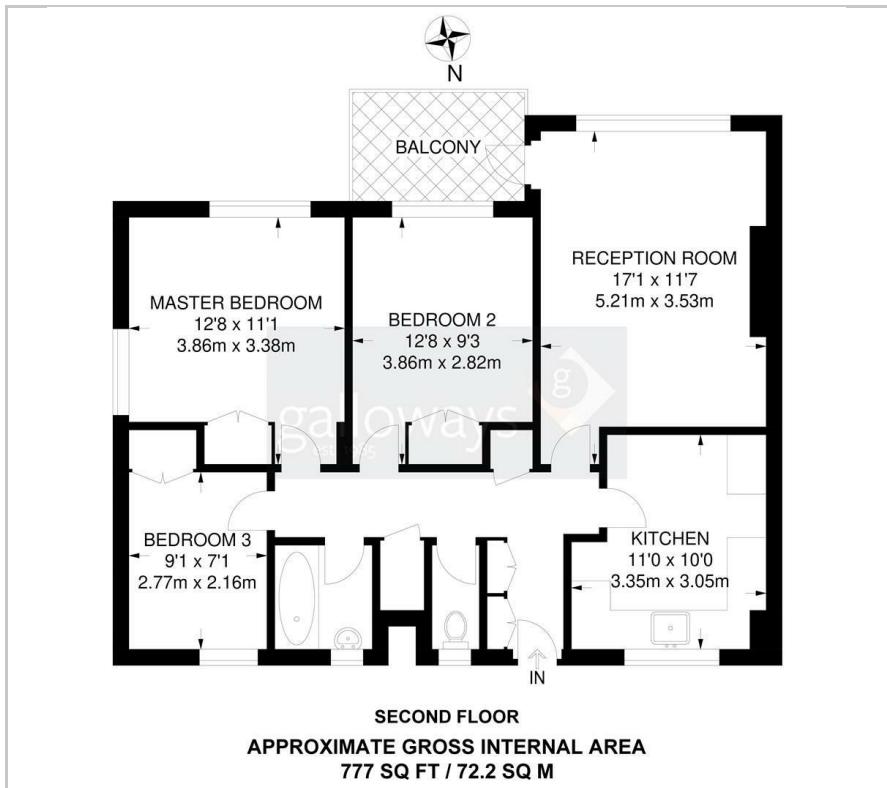


1



D

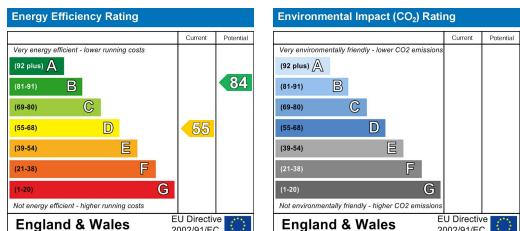
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.