



## Marsden House

11 Pegler Square, London, SE3 9FW

Nestled in the vibrant area of Pegler Square, London, this contemporary flat offers a perfect blend of modern living and convenience. Spanning an impressive 700 square feet, this new build property, completed in 2018, is designed to meet the needs of today's discerning residents.

Upon entering, you are welcomed into a spacious reception room that serves as the heart of the home, ideal for both relaxation and entertaining. The flat boasts two well-proportioned bedrooms, providing ample space for rest and privacy. The bathroom is thoughtfully designed, featuring modern fixtures and finishes that enhance the overall appeal of the property.

The location of Pegler Square is particularly advantageous, with easy access to local amenities, transport links, and green spaces, making it an excellent choice for those seeking a vibrant urban lifestyle. This flat is perfect for first-time buyers, young professionals, or anyone looking to enjoy the dynamic atmosphere of London.

With its modern design, practical layout, and prime location, this property presents a wonderful opportunity to embrace city living at its finest. Do not miss the chance to make this delightful flat your new home.

**£2,150 Per Month**

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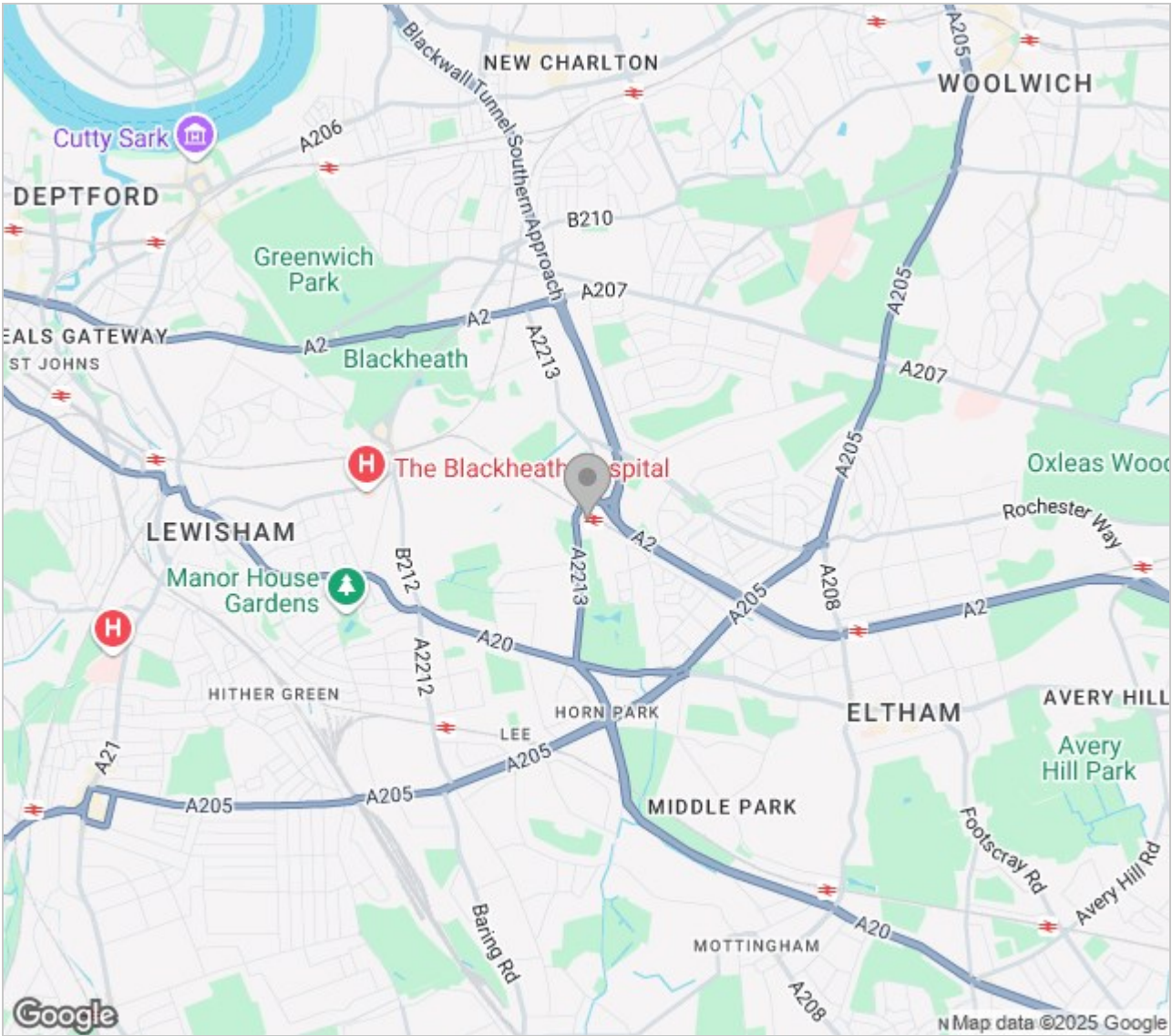


Directions





Area Map



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		
(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	

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