



2 Burford Road
Flats A - E

Burford Road | Catford, SE6 4DE



Guide Price: £325,000 - £350,000

Leasehold

ROBINSON-JACKSON
Our service will *move* you

1 **Burford Road, Catford**

Offering this spacious two bedroom ground floor flat in the sought after Burford Road. The property consists of a large double bedroom, one single room, a spacious living room, bathroom and kitchen. The property also boasts a lot of built in storage, and has access to the communal garden. The reception room, bedrooms, and hallway have all been recently repainted and had new laminate flooring laid. The flat has double glazed windows throughout. The property is a short drive to Mayow and Wells Park. Convenience at your door step, Perry Hill bus stop leads to three stations, giving direct access into London Bridge. This is amazing opportunity to buy a great flat in a sought after location for an amazing price. Call to arrange your viewing today.



Interior

Reception Room 3.15m x 5.23m (10'4" x 17'2")

Double glazed window, double panel radiator, laminate floor.

Kitchen 1.78m x 3.1m (5'10" x 10'2") Double glazed window, range of wall and base units, Hotpoint oven, Hotpoint washing machine, Samsung fridge freezer, Valliant boiler, vinyl floor.

Bedroom 1 2.87m x 4.27m (9'5" x 14') Double glazed window, double panel radiator, laminate floor.

Bedroom 2 2.08m x 3.3m (6'10" x 10'10") Double glazed window, double panel radiator, laminate floor.

Bathroom 2.18m x 2m (7'2" x 6'7") Panelled bath with mixer tap, pedestal wash hand basin, low level W.C., double panel radiator, vinyl floor.

Total floor area: 58m²= 624ft² (guidance only)

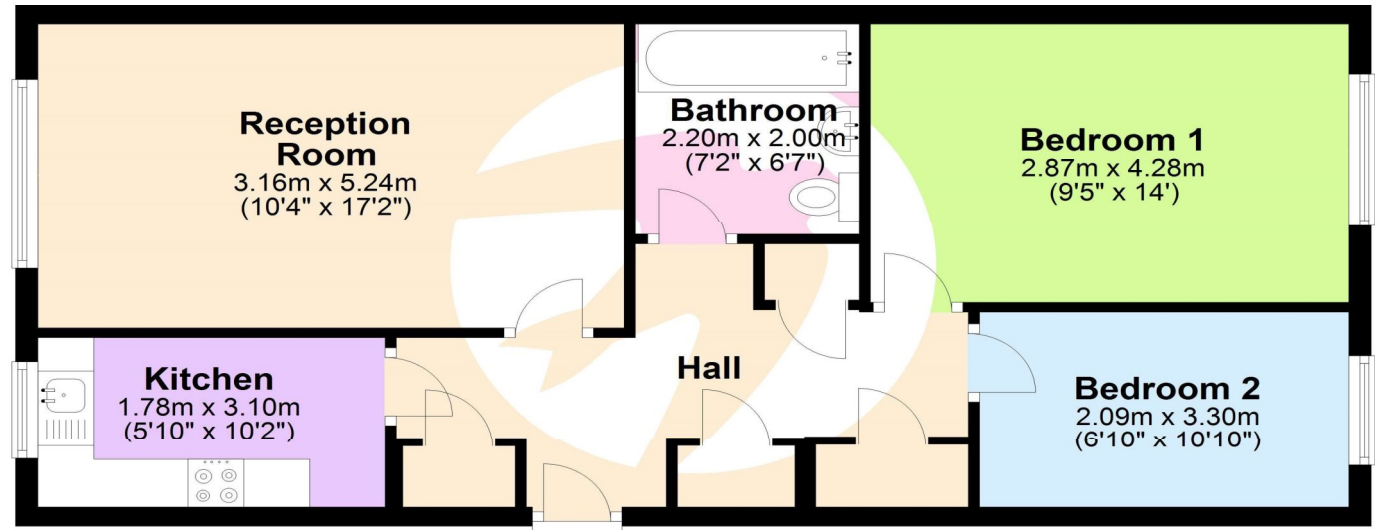
Exterior

Communal Garden

Property Features

- Council Tax: C
- EPC Rating: C
- Ground Floor Flat
- Two Bedrooms
- Ample Storage
- Communal Garden
- Transportation Links

Ground Floor



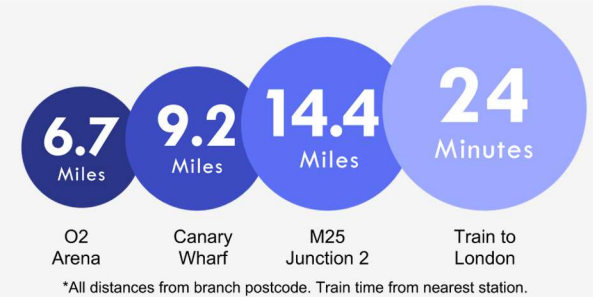
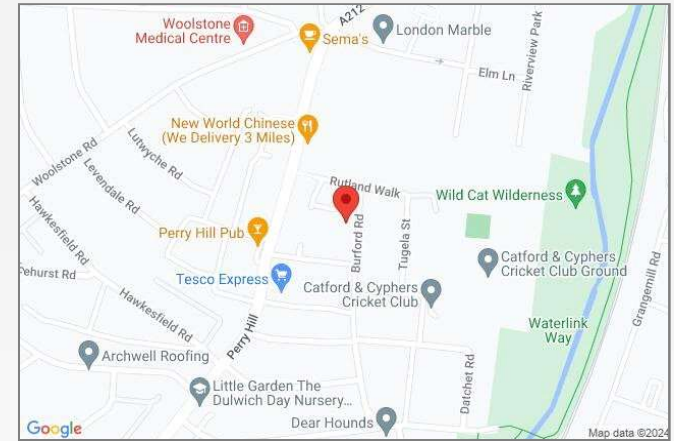
This floor plan is for illustrative purposes only. It is not drawn to scale. Measurements are approximate.
Plan produced using PlanUp.





Property Location

Burford Road, Catford, SE6 4DE



Location

Catford is growing in popularity among commuters as journeys from its two mainline stations can take as little as 10 minutes to Central London.

The Broadway Theatre is an impressive Art Deco building, with a regular programme of shows and events. Catford's other premium attraction is Mountsfield Park – one of London's best open spaces and home of the annual People's Day. Catford's Black Cat sculpture remains a well-loved landmark.

Leasehold Information

Lease Term: 116 years remaining*

Service Charge: £626.84 per annum*

Ground Rent: £10 per annum*

(*to be verified by Vendors Solicitor)

Additional Information

Local Authority: London Borough of Lewisham

Council Tax: Band C (£1,712 pa)

**FOR MORE INFORMATION
CONTACT US TODAY.**

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