



**LORDSHIP LANE, EAST DULWICH, SE22**  
**OFFERS IN EXCESS OF £400,000 LEASEHOLD**

**THIS CHARMING, TWO BED RAISED GROUND FLOOR FLAT IS OFFERED TO THE MARKET CHAIN FREE AND IN NEED OF REFURBISHMENT.**

Dulwich | 020 8299 2722 | [dulwich@winkworth.co.uk](mailto:dulwich@winkworth.co.uk)

**Winkworth**





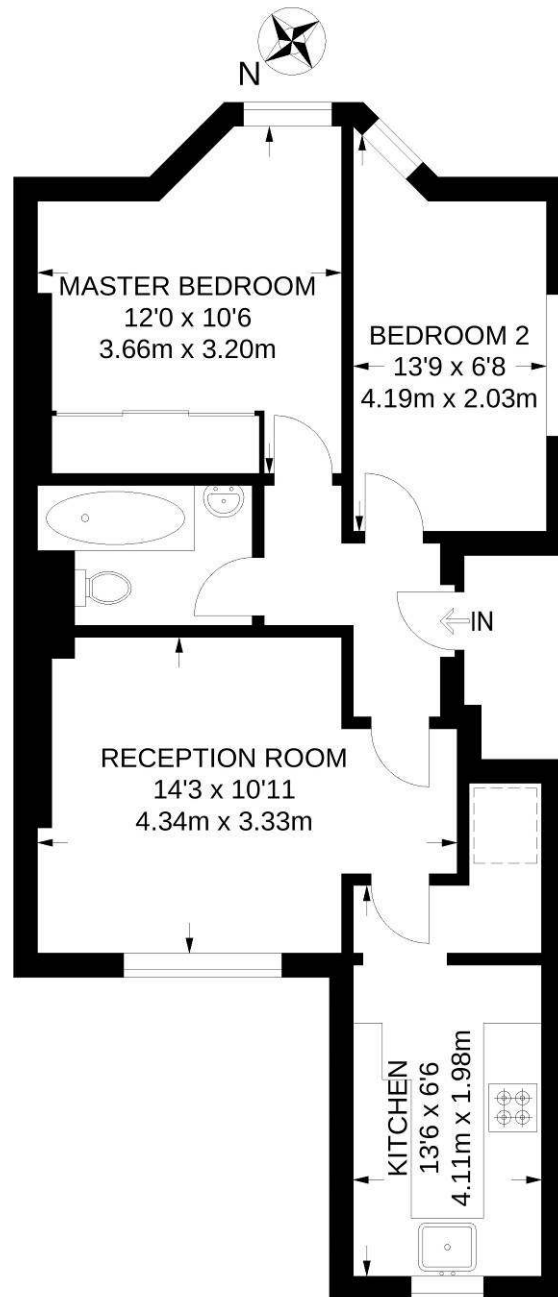
## DESCRIPTION:

A wonderful refurbishment opportunity, situated in the heart of SE22. This charming, two bed raised ground floor flat is offered to the market chain free and in need of refurbishment. The property is situated on the corner of Lordship Lane and Melbourne Grove. Comprising two bedrooms, one with built in wardrobes and the other boasting dual aspect windows. A large reception and separate kitchen. The property requires modernisation throughout and would be the ideal purchase for a first-time buyer, young family or property investor. The property further comprises a long lease and access to a shared garden to rear. The location provides easy access to the shops and bars on Lordship Lane, as well as easy access to East Dulwich station for direct links to London Bridge.

## AT A GLANCE

- Two Bedrooms
- Raised Ground Floor Flat
- Reception Room
- Separate Kitchen
- Leasehold
- Chain Free

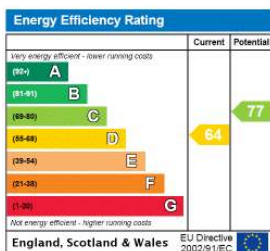




**GROUND FLOOR**

**APPROXIMATE GROSS INTERNAL AREA  
515 SQ FT / 47.8 SQ M**

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Dulwich | 020 8299 2722 | [dulwich@winkworth.co.uk](mailto:dulwich@winkworth.co.uk)

**Winkworth**

*winkworth.co.uk*

See things differently

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.