



PECKHAM RYE, LONDON, SE15

£600,000 SHARE OF FREEHOLD

**SITUATED IN A HANDSOME VICTORIAN HOUSE OVERLOOKING PECKHAM RYE PARK, IS THIS BRIGHT AND SPACIOUS 2 BEDROOM FLAT.**

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

Tenure Share of Freehold | Council Tax Band C – London Borough of Southwark | EPC Rating D

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## DESCRIPTION:

Situated in a handsome Victorian house overlooking Peckham Rye Park, is this bright and spacious 2-bedroom flat. This stunning flat is offered to the market in great condition. Comprising a large, bright, and airy, open-plan kitchen reception, complete with kitchen island, engineered wood flooring, high ceilings and built in appliances. The property further provides a spacious double bedroom and second small double/ nursery/ home office. The location provides fantastic access to the local shops, bars and amenities on Lordship Lane, Bellenden Road, Evelina Road, and Forest Hill Road. Transport links are provided via East Dulwich station for direct links to London Bridge, Peckham Rye for the overground or Nunhead station for direct links to Victoria. This is a stunning flat, with impeccable views across the Rye and early viewings are highly advised.

## AT A GLANCE

- Prime Location
- Two Bedrooms
- Park Views
- Great Transport Links
- Share of Freehold

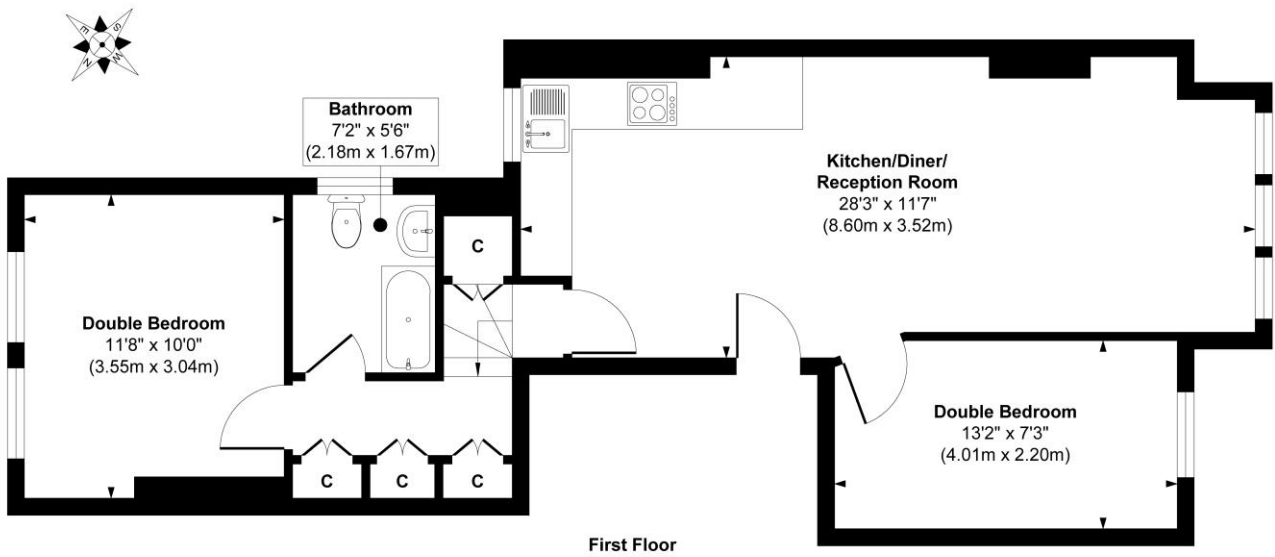








## Peckham Rye



**Approx. Gross Internal Floor Area 624 sq. ft / 58.02 sq. m**  
Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property

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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

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