



Westow Hill, SE19

£325,000 *Leasehold*



Winkworth is pleased to offer to the market this beautifully presented, modern, two-bedroom split-level flat for sale in the heart of Crystal Palace.

KEY FEATURES

- 2 bedrooms
- 1 bathroom
- 1 reception room
- Council Tax Band B
- Close to local amenities and transport links
- Leasehold
- New immersion heater element



Crystal Palace

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Winkworth

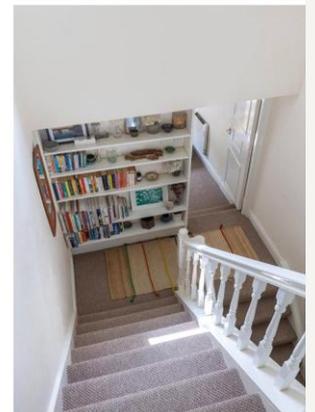
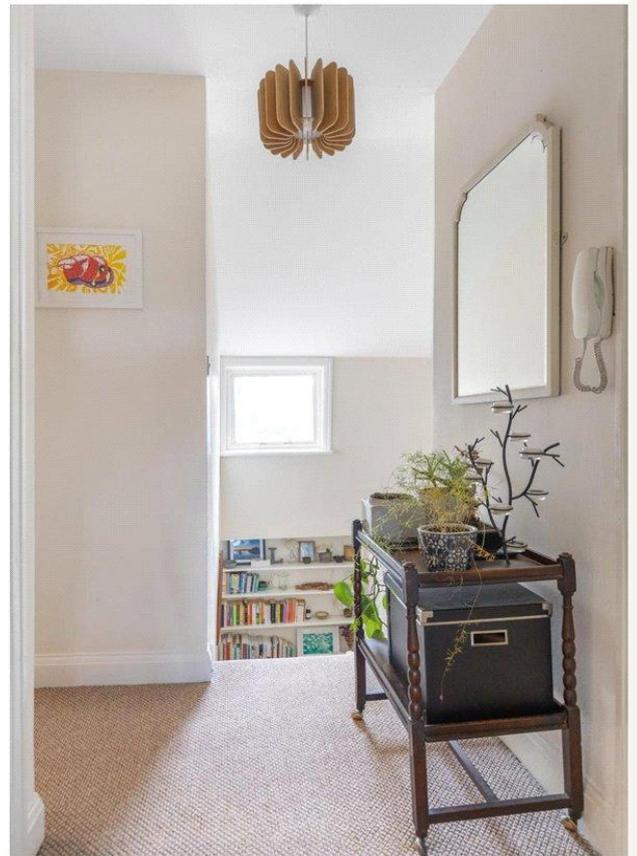
for every step...



The property is located on the third floor of the building and comprises of an entrance hallway, a spacious living room with space to dine, a separate fitted kitchen, a bathroom and 2 double bedrooms. The 738 Sq Ft apartment also benefits from stylish fittings, ample built in storage, an abundance of natural light and outstanding views over London.

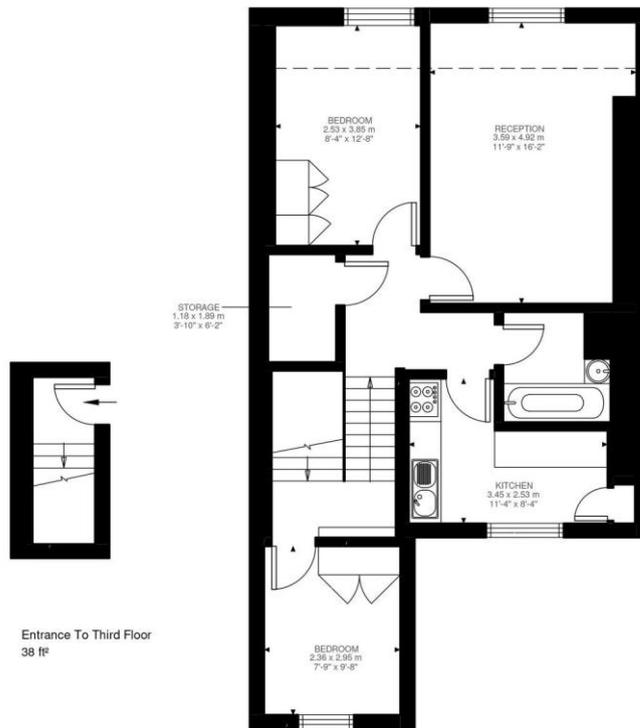
The popular Crystal Palace Triangle is on your doorstep, with a wealth of independent cafes, restaurants and boutique shops. You'll never be short of transport options with the convenient transport links of Crystal Palace and Gipsy Hill train stations a short distance away. The flat is also a short walk from the popular Crystal Palace Park and South Norwood Lakes.





MATERIAL INFO

Tenure: Leasehold
Term: 147 year and 3 months
EPC rating: E



Entrance To Third Floor
38 ft²

Third Floor
700 ft²

Westow Hill, SE19
Approximate Gross Internal Area
68.55 SQ.M / 738 SQ.FT

KEY: CH = Ceiling Height
Restricted Head Height

Illustration for identification purposes only. Not to scale.
Floor Plan Drawn According To RICS Guidelines.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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