



**EAST DULWICH GROVE, EAST DULWICH, SE22  
OFFERS IN EXCESS OF £600,000 SHARE OF FREEHOLD**

**AN IMPRESSIVE TWO DOUBLE BEDROOM  
GROUND FLOOR GARDEN FLAT IS SITUATED IN  
A PRIME CENTRAL EAST DULWICH LOCATION.**

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## DESCRIPTION:

This newly refurbished and impressive two double bedroom ground floor garden flat is situated on a prime central East Dulwich location, close to the bars and restaurants on Lordship Lane and Dulwich Village. The flat offers two double bedrooms, modern bathroom and a large open planned kitchen-reception with bi-fold doors leading out to the private garden to the rear. This is a wonderful flat in a superb location also with all brand-new fixtures and fittings provided throughout. You also have easy access to the bars and restaurants on Lordship Lane, both Dulwich Park and Peckham Rye Park are just a short walk away and transport links into Central London are superb including the East London tube line at Denmark Hill or Peckham Rye stations.

## AT A GLANCE

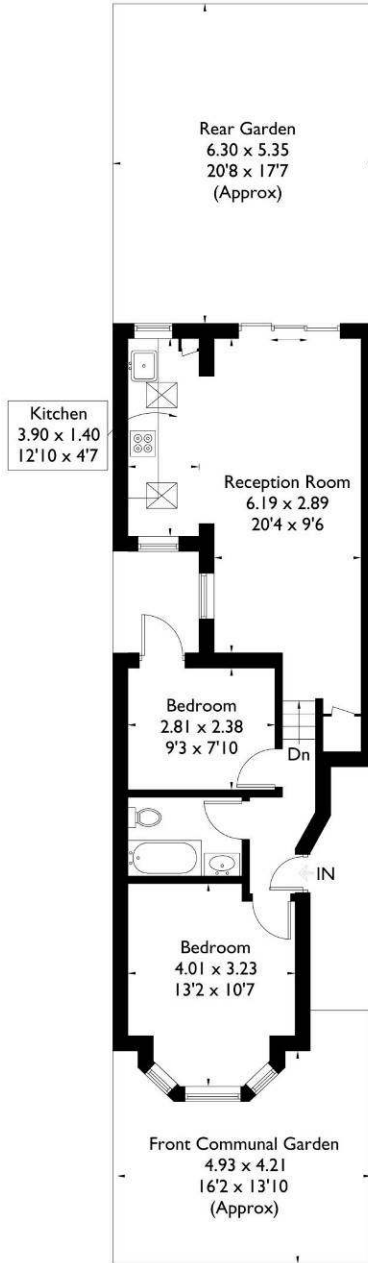
- Two Double Bedrooms
- Ground Floor Flat
- Open Plan Kitchen-Reception
- Modern Bathroom
- Garden
- Recently Refurbished
- Share of Freehold





# East Dulwich Grove, East Dulwich, SE22

Approximate Gross Internal Area = 54.7 sq m / 589 sq ft

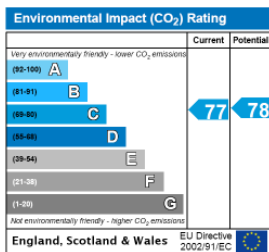
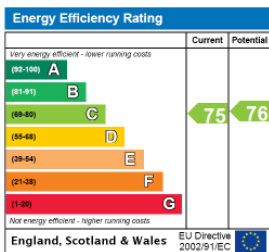


Ground Floor

FLOORPLANZ © 2016 0845 6344080 Ref: 163910

This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

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.



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