



Imperial Court, 225 Kennington Lane, London, SE11

£445,000 Leasehold

A beautifully presented one-bedroom apartment that comes with a secure parking space and set within Imperial Court, one of Kennington's most impressive developments. EPC rating C.

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LOCATION

Imperial Court, built in 1836, was once the headquarters of the Navy, Army & Air Force Institute (NAAFI). The building is set behind secure electric gates and situated opposite the junction of Courtenay Street.

DESCRIPTION

Situated on the raised ground floor of this impressive development, this one-bedroom apartment offers a spacious layout with a large reception room, kitchen, bathroom, and a comfortable bedroom.

The reception room is a great size for a one-bedroom flat, featuring cozy carpeting, high ceilings, and large windows that let in plenty of natural light. There’s plenty of space for various furniture arrangements, including a dining table, sofas, and a coffee table.

The kitchen provides plenty of storage with stylish wooden units, a gas oven, and an extractor fan, offering both practicality and a clean look. The bathroom is a well-sized, tiled suite with a bath and shower, WC, basin, and built-in storage. The bedroom is carpeted throughout, with built-in storage and enough space for a large double bed, extra storage, and bedside tables.

The flat comes with a designated parking space in the basement of the building.

The development also benefits from a concierge service and a gym, equipped with modern fitness equipment.

SERVICE CHARGE, GROUND RENT, COUNCIL TAX

Service Charge - £3,989 per annum (including sinking fund)

Ground Rent - £224 per annum

Council Tax Band D

PARKING

The flat comes with a parking space, withing the development.

UTILITIES

Electricity – mains

Gas – mains

Water – mains

Heating – gas

Sewerage – mains

Broadband – superfast broadband

LOCAL AUTHORITY

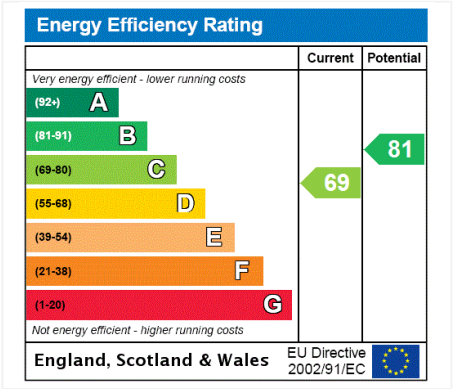
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TENURE

Leasehold - 999 years from 25 December 1997

DIRECTIONS

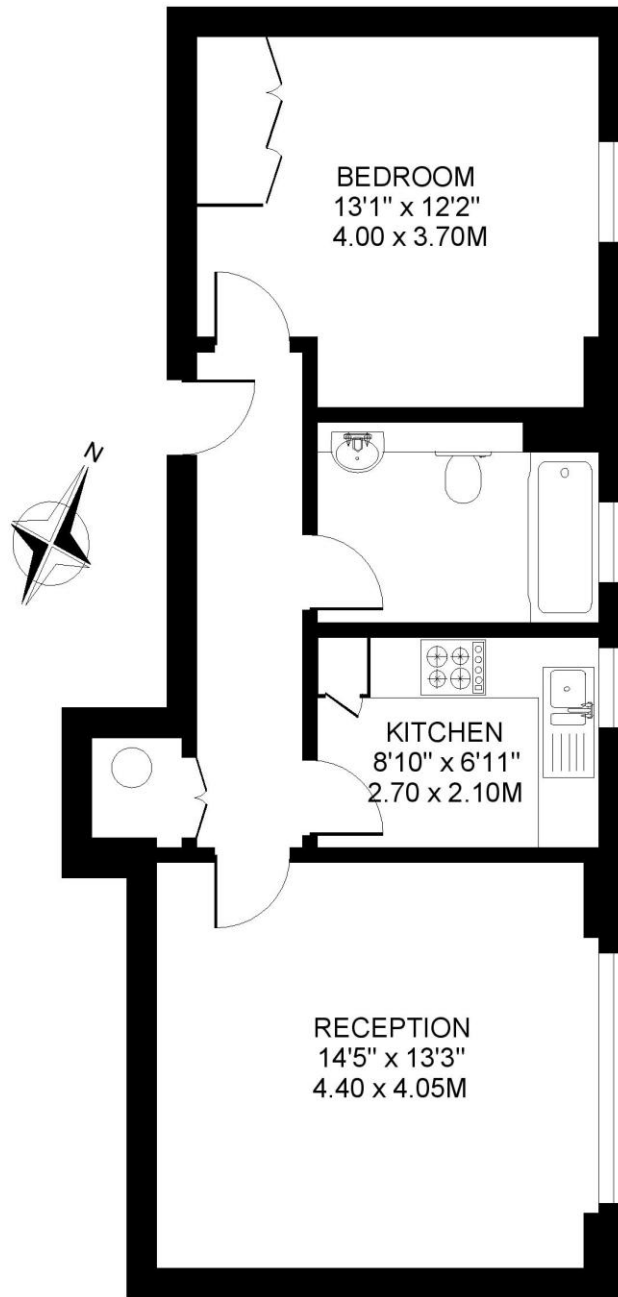
Kennington Underground Station (Northern Line) is approximately 0.4 miles away. Vauxhall Overground/Underground Stations (Victoria Line and National Rail) is approximately 0.4 miles away. The area is also well served by a frequent bus service into Central London.





IMPERIAL COURT. SE11
1 BEDROOM FLAT

Approximate gross floor area
560 SQ.FT / 52 SQ.M.



GROUND FLOOR

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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Floorplan produced for Winkworth by Floorplanners 07801 228850

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