



Church Road, SE19

£430,000 *Leasehold*

An incredibly spacious one-bedroom apartment measuring 584 sq ft, set within a stylishly converted double-fronted Victorian house.



Crystal Palace

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1 1 1

KEY FEATURES

- Leasehold
- Period conversion
- 1 generous bedroom
- Great decoration
- Retained period features
- Secure bike storage



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The property features a large open-plan kitchen and living area, a generously sized bedroom, and period details throughout, including high ceilings with decorative coving, large sash windows with plantation shutters, and engineered wooden flooring. Additional benefits include secure bike storage, and access to a well-maintained communal garden.

Located on Church Road, just off the vibrant Crystal Palace Triangle, you're a short walk from the Everyman Cinema, weekly farmers' markets, and a great selection of bars and restaurants. Crystal Palace Park is just ten minutes away by foot, and both Crystal Palace and Gipsy Hill stations are within easy reach, offering regular services to London Victoria, London Bridge, and Clapham Junction, along with London Overground connections to Canada Water and Shoreditch High Street.





MATERIAL INFO

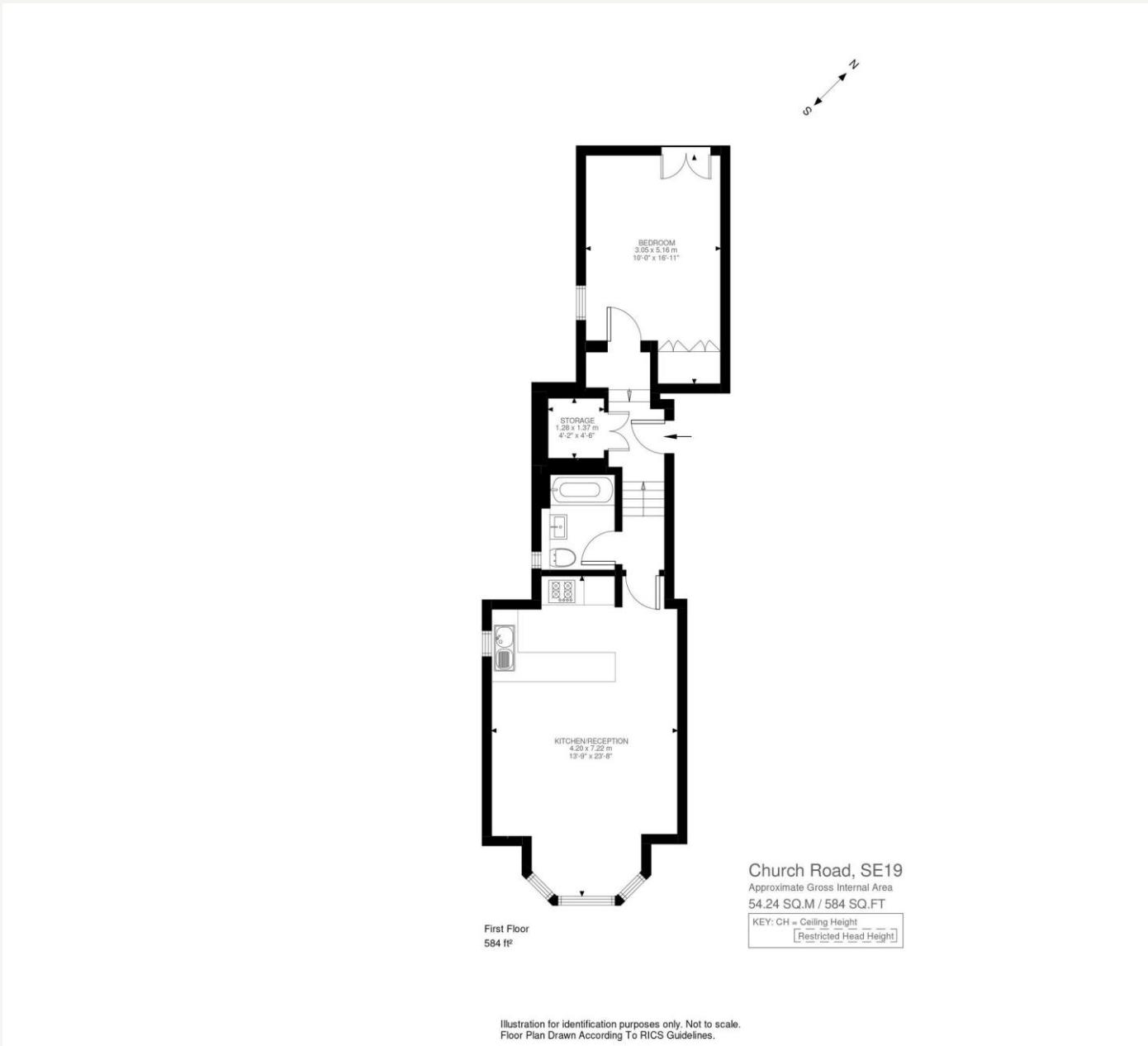
Tenure: Leasehold

Term: 144 years and 9 months

Service Charge: £2040 per annum

Council Tax Band: C

EPC rating: C



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	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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