



Flat 76, Vanbrugh Court, Wincott Street, London, SE11

£575,000 Leasehold

A very well-located and secure flat residing in the heart of Kennington with a private balcony and views of the communal resident's garden and of the Elephant & Castle skyline. EPC Rating C.

LOCATION

Vanbrugh Court is located just off Gilbert Road, which resides between Kennington Road and Kennington Lane. The flat is moments away from the Imperial War Museum - and an array of cafés, restaurants and other local amenities are also nearby on Kennington Cross. Kennington Underground and Elephant & Castle are also only a short walk away.

DESCRIPTION

The flat is located on the top floor of a secure block. When first entering the flat you step into a good-sized central hallway.

The reception room is located on the left of the main entrance and it is a large, open space with a private balcony, which attracts a good amount of light throughout the day.

The kitchen is accessed via the reception room and has wooden worktops and an abundance of storage, plus space for a fridge, dishwasher and a washing machine.

The bathroom is located opposite the front door and is well-sized - complete with a bath and overhead shower, sink and W.C.

Both bedrooms are a good size, with space for a double bed, a desk and additional storage. Built-in wardrobe storage is also available in both rooms.

LOCAL AUTHORITY

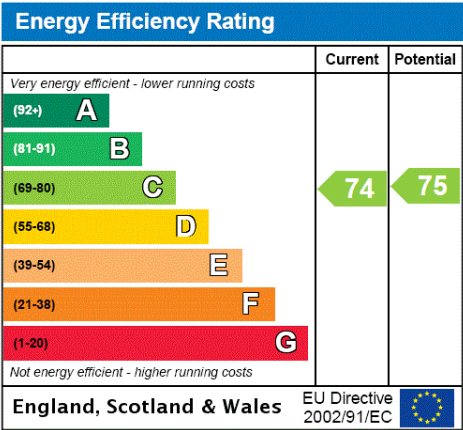
Lambeth, London
Council Tax Band D

TENURE

Leasehold - 159 years from 25 March 1977
Ground rent: £25 paid half yearly
Service charge: Circa £1,493.87 paid half yearly

DIRECTIONS

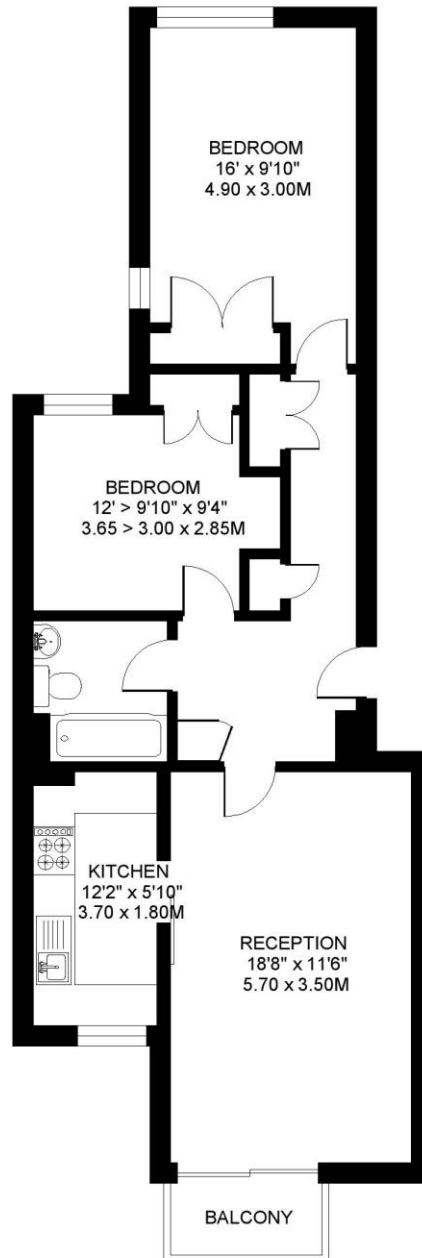
Lambeth North Station is approximately 910 meters away and Kennington Station is 1km away, proving access to the Bakerloo Line and Northern Line. Both Kennington Road and Kennington Lane are well served by bus routes into central London.





VANBRUGH COURT. SE11
2 BEDROOM FLAT

Approximate gross floor area
740 SQ.FT. / 68.7 SQ.M.



THIRD 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.

Kennington | 020 7587 0600 | kennington@winkworth.co.uk