

0247 401 2020 | enquiries@globalhousestates.com

ST GEORGE'S COURT, ELEPHANT AND CASTLE, LONDON

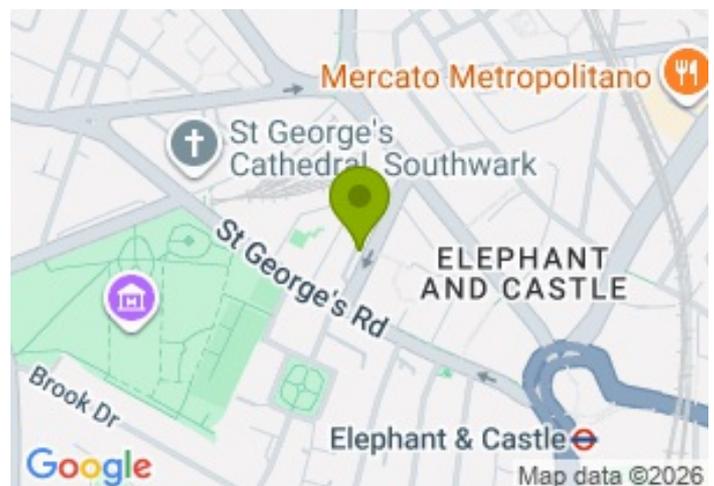
£375,000.00



FOR SALE



- Two-bedroom flat on the second floor
- Well-maintained private block in Elephant and Castle
- Long lease
- Requires full modernisation - ideal refurbishment project
- Excellent transport links via Elephant and Castle station (Northern & Bakerloo lines, National Rail)
- Plethora of amenities
- Low annual charges, no ground rent



Property Description

This two-bedroom apartment is set on the second floor of a well-maintained private block in the heart of Elephant and Castle, offering a great opportunity for buyers looking for a renovation project.

The property requires modernisation throughout and is ideal for investors or buyers who want to put their own stamp on a home. The flat includes two well sized bedrooms, a separate lounge, a kitchen and a bathroom while the good-sized windows, allow plenty of natural light to flow in and giving the flat a brighter feel. The layout is practical and gives plenty of scope to update and improve to suit your own taste.

Garden Row is conveniently located just a short walk from Elephant and Castle station, providing access to the Northern and Bakerloo lines, National Rail services and excellent bus routes. A wide range of shops, cafés and local amenities are all close by, making this a highly convenient central location.

The property is offered with vacant possession. Contact GHE for more details.

Length of Lease: 150 years from February 2026

Service charge: circa £2276 per annum

Ground rent: £0

All data and information set forth on this website regarding real property, for sale, purchase, rental and/or financing, are from sources regarded as reliable. No warranties are made as to the accuracy of any descriptions and/or other details and such information is subject to errors, omissions, changes of price, tenancies, commissions, prior sales, leases or financing, or withdrawal without notice. Square footages are approximate and may be verified by consulting a professional architect or engineer.

Viewing

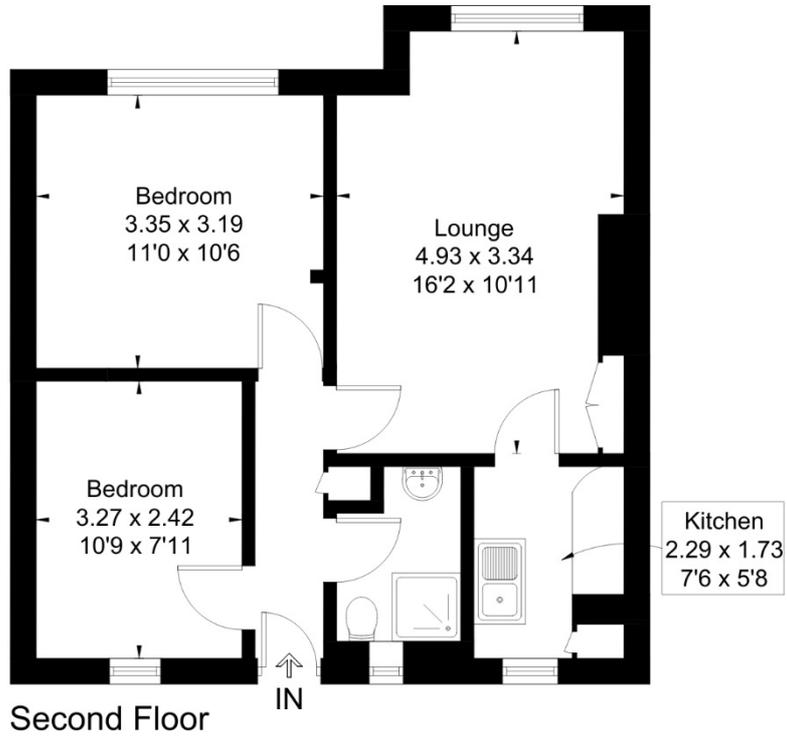
Please contact our Global House Estates Ltd Office on 0207 401 2020 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

This website provides information about buying, selling, renting UK property. The information is from reliable sources, but we can't guarantee that it's always accurate. There may be mistakes or changes in the information, such as price, availability, leases, or financing. The square footage is also an estimate and should be confirmed by a professional architect or engineer.

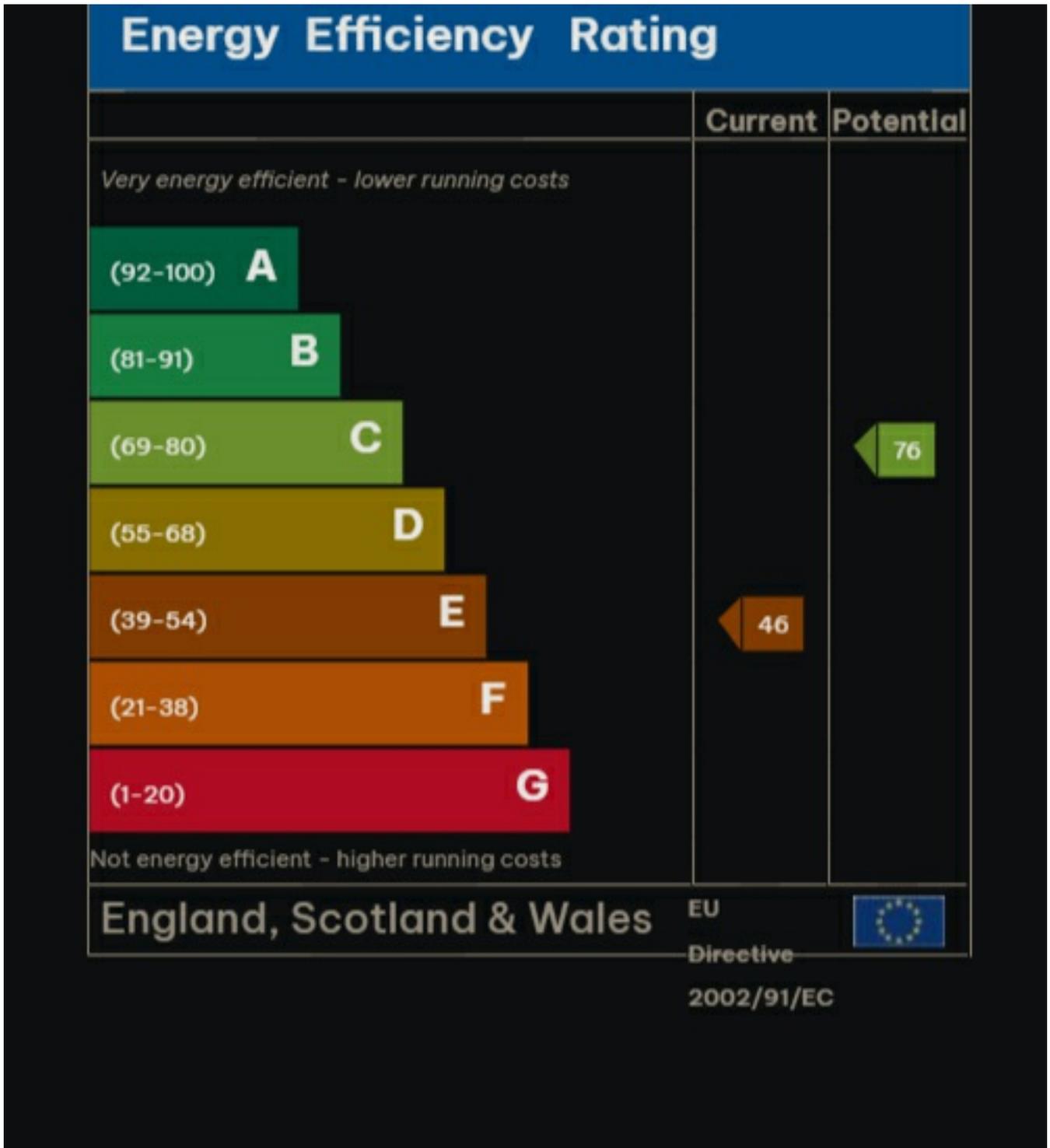
Floor plan

Approximate Floor Area = 47.1 sq m / 507 sq ft



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #104169

EPC







35a St Georges Road, London,
SE1 6EW
+44 (0) 207 401 2020

<https://globalhousestates.com>

Level 24, Lee Garden One,
33 Hysan Ave, Causeway Bay,
Hong Kong
+852 3963 8411