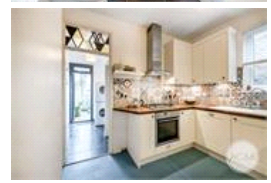
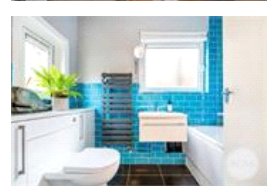
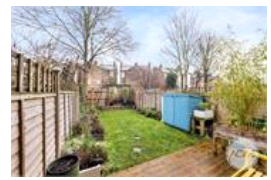


Pattenden Road , SE6 (2 bedroom Flat)

£395,000



property description

Beautifully presented two double bedroom ground floor Victorian flat. The accommodation comprises, two double bedrooms, living room, modern kitchen with fitted appliances, also there is a utility room for washing machine and tumble drier, a modern fitted bathroom and a lovely private garden. The property is ideally located on the border of Catford and Forest Hill , Catford & Catford Bridge stations are 10 minute walk both offering excellent links into London Bridge, Elephant & Castle, Blackfriars, Charing Cross, Waterloo and many other locations. A viewing is highly recommended.

property features

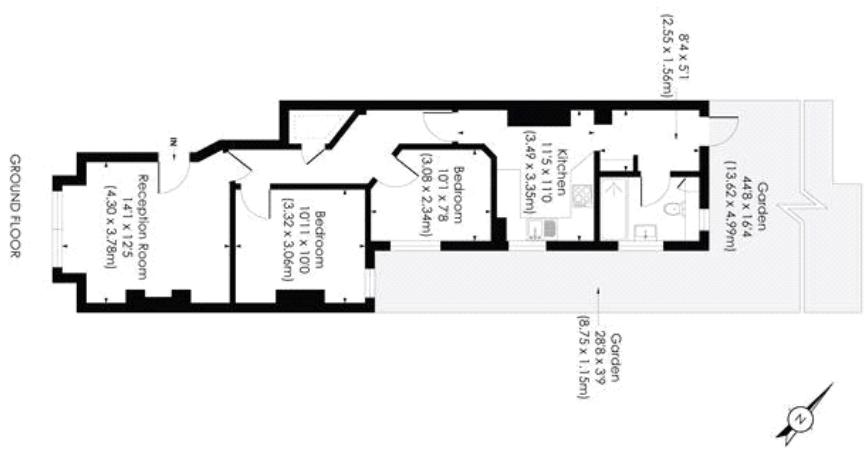
- Two double bedroom garden flat
- Victorian conversion
- Living room
- Private landscaped rear garden
- Modern kitchen
- Utility room
- Modern fitted bathroom
- Close to Catford and Catford Bridge stat...

Pattenden Road , SE6 (##NBBEDS Bedroom ##TYPE)

£395,000



PATENDEN ROAD, SE6
Approx. Gross Internal Floor Area
637 Sq. ft/59.18 Sq. m



pixangle
The floor plan has been prepared for the purpose of illustration only in accordance with the Royal Institution of Chartered Surveyors (RICS) Code of Measuring Practice and is not to scale. All measurements and areas are approximate and should be used as a guide only. The floor plan is provided as a guide only and is not to be used for any other purpose without the prior written consent of Pixangle.

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Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	68
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

For Full EPC information, click [here](#)