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Marden Square, SE16

A spacious three bedroom split level (first & second floors) ex local authority maisonette within this purpose built brick block situated close to Southwark Park with its wide open green spaces, local shopping facilities and Southwark Park Road and the famous Blue market. The property benefits from private balcony, 16'8 reception room, bathroom and separate downstairs cloakroom and three bedrooms. Situated close to Bermondsey station (Jubilee line) giving excellent links to Canary Wharf and the West End. The property is priced to sell with vacant possession.



£170,000 Leasehold

- ◆ Three Bedrooms
- ◆ Split Level Accommodation
- ◆ Private Balcony
- ◆ 16'8 Reception Room
- ◆ Excellent Transport Links
- ◆ 12'9 Kitchen
- ◆ Bermondsey Station
- ◆ Vacant Possession



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ENTRANCE

RECEPTION ROOM

16'8 x 11'3 (5.08m x 3.43m)

Window, door to:-

PRIVATE BALCONY

KITCHEN

12'9 x 9'9 (3.89m x 2.97m)

Fitted wood effect units, window to front aspect.

CLOAKROOM

Low level flush WC,. Storage cupboard, window to front aspect.



STAIRS UP TO:-

BEDROOM ONE

11'3 x 10'7 (3.43m x 3.23m)

BEDROOM TWO

11'4 x 10'2 (3.45m x 3.10m)

Window to front aspect.

BEDROOM THREE

11'2 x 5'9 (3.40m x 1.75m)

Window to rear aspect.

BATHROOM

Three piece suite, storage cupboards.

TENURE

Leasehold	Approx. 111 years
Council Tax Band	Southwark B (£832.64)
Service Charge	tbc
Ground Rent	£10 per annum

** Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order, or fit for their purpose **