



Kennington / Oval Sales, 4-6 Clapham Road, London SW9 0JG
T 020 7820 4100 E ovalsales@ludlowthompson.com W www.ludlowthompson.com

KENNINGTON PARK ROAD KENNINGTON



SOLD

REF: 2784400

3 Bed, Purpose Built Apartment, Communal Garden, Permit Parking

Third Floor - Surrounded By Transport Links - Approx 700 sq ft - Chain Free - Next To Oval Tube - Opposite Kennington Park

A gorgeous three bedroom apartment, opposite Kennington Park and Oval tube, offered to the market CHAIN FREE. It comprises a large reception, three genuine double bedrooms, a modern kitchen and a bathroom / WC. The rooms are spacious, with a generous flow of sunlight. The kitchen has plenty of sleek storage cupboards and fully fit with mod cons. The property has chic wood flooring, beautiful windows and an excellent finish all-around! Conveniently located between The Oval (Northern) and Kenn... [continued below](#)

Train/Tube - Oval, Kennington, Vauxhall, Stockwell

Local Authority/Council Tax - Lambeth

Tenure - Leasehold

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Reception



Kitchen



Main Bedroom



Main Bedroom



Bedroom 2



Bedroom 3



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Bathroom



Exterior



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Please note that this floor plan is produced for illustration and identification purposes only. It is NOT drawn to a scale. Measurements are taken in accordance with the R.I.C.S. Code of Measurement Practice. Areas quoted are Gross Internal Areas as per the R.I.C.S. Code and are not guaranteed. Do not use this plan to buy or place furniture or furnishings. Rely upon your own measurements only. Areas quoted are only a guide.



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Conveniently located between The Oval (Northern) and Kennington Park. Also only a short walk to Vauxhall (Victoria and rail) and Kennington (Northern). Also very close to The Oval Cricket Ground, the Thames and Kennington high street.

Tenure Details

Tenure - Leasehold

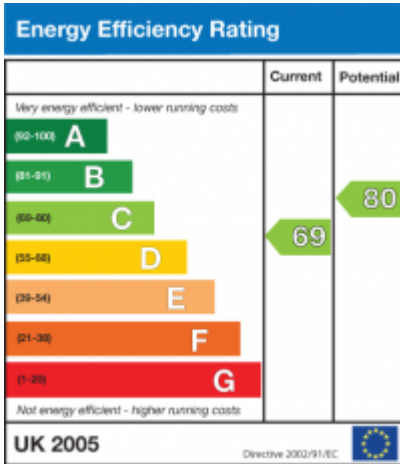
Lease Length - 89 years

Ground Rent - £10 per year

Service Charges - £809 per year



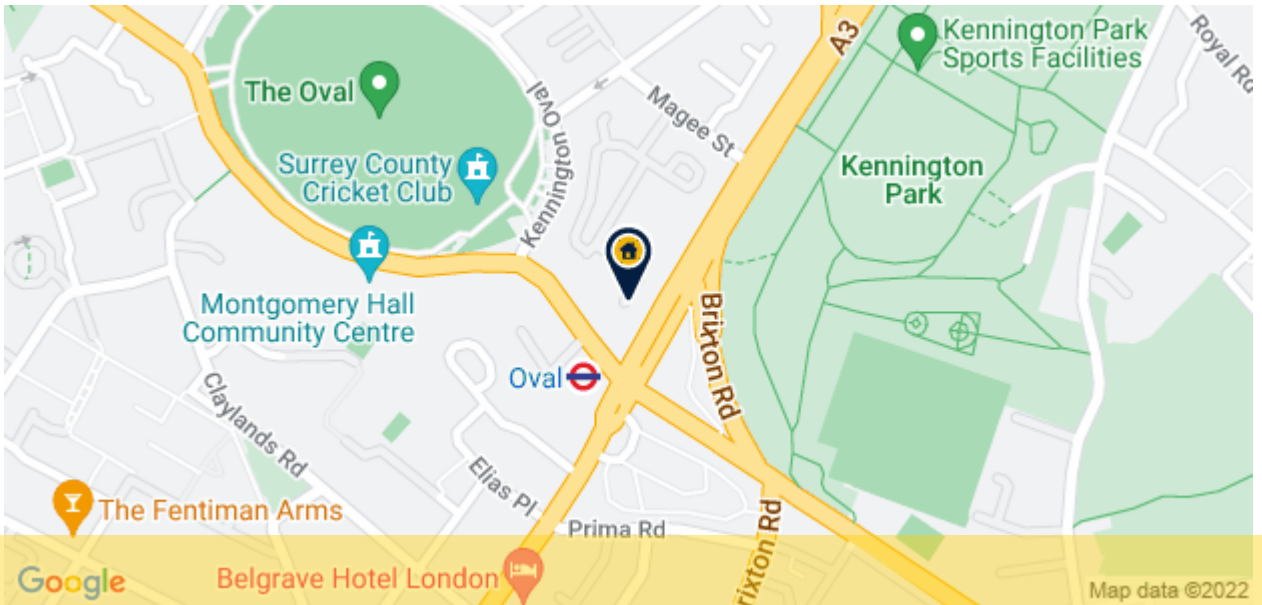
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When you want to view a property through us it helps to bear in mind the following:

Viewings are a limited opportunity and therefore should be undertaken seriously. It might be necessary to take a flexible approach in the time arrangement of viewings. Sometimes a vendor will give us specific times only convenient to them. We do advise vendors that if they are serious about selling property they should be as flexible as possible. We normally keep keys and can therefore access the property pretty much anytime.

To arrange a viewing for this property please contact our Kennington / Oval Sales Office quoting 2784400

DISCLAIMER

VIEWING: strictly by appointment through LUDLOWTHOMPSON. ludlowthompson are Agents for themselves and for the vendor.

1. These particulars do not form any part of any offer or contract.
2. Particulars are intended to give a fair description only. ludlowthompson/vendor accept no responsibility for any error they may contain however caused. Any purchaser must satisfy her/himself by inspection or otherwise as to their correctness.
3. ludlowthompson or employees have no authority to make or give any representation or warranty whatever regarding this property.

PLEASE NOTE BEFORE PROCEEDING

We have been unable to confirm the terms of tenure, we have relied upon information supplied by the vendor. Photographs may depict items which are not included in the sale. Consult a solicitor on aspects relating to tenure/property details.