



Weymouth Building, Elephant Park, Elephant & Castle, SE17

Guide price **£575,000** | Leasehold



Weymouth Building, Elephant Park, Elephant & Castle, SE17

-  1 Bedroom
-  1 Bathroom
-  1 Reception
-  Large Balcony
-  Residents' Gym
-  Communal Gardens
-  24-Hour Concierge
-  Local Amenities
-  0.3 MI Elephant & Castle

Beautifully presented, luxury 616 sq ft one bedroom apartment with a balcony set in the impressive Weymouth Building, part of the renowned Elephant Park residential area, SE17. This property includes a spacious dual-aspect living/dining area with wood flooring and full-height windows, an open-plan kitchen with fully integrated appliances, an ample bedroom with built-in wardrobe, a lovely balcony which can be accessed by both living area and bedroom, and a stylish bathroom suite.

Residents can benefit from an array of facilities, including gymnasium, communal gardens, secure cycle storage and a 24-hour concierge service. There are several amenities located nearby including bars, cafés, restaurants and the Elephant and Castle Shopping Centre.

Elephant Park is a beautifully landscaped area and maintains 0.4 hectares of green space nearby featuring a water garden with fountains, mature trees, various walking trails, exquisitely planted flower beds, and a live performance area. This iconic residential complex enjoys a unique location on the south bank of the River Thames, close to London landmarks such as Tower Bridge, The Shard and Tate Modern, making it one of the city's key centres for arts and culture. The area is also home to UAL's London College of Communication and London South Bank University.

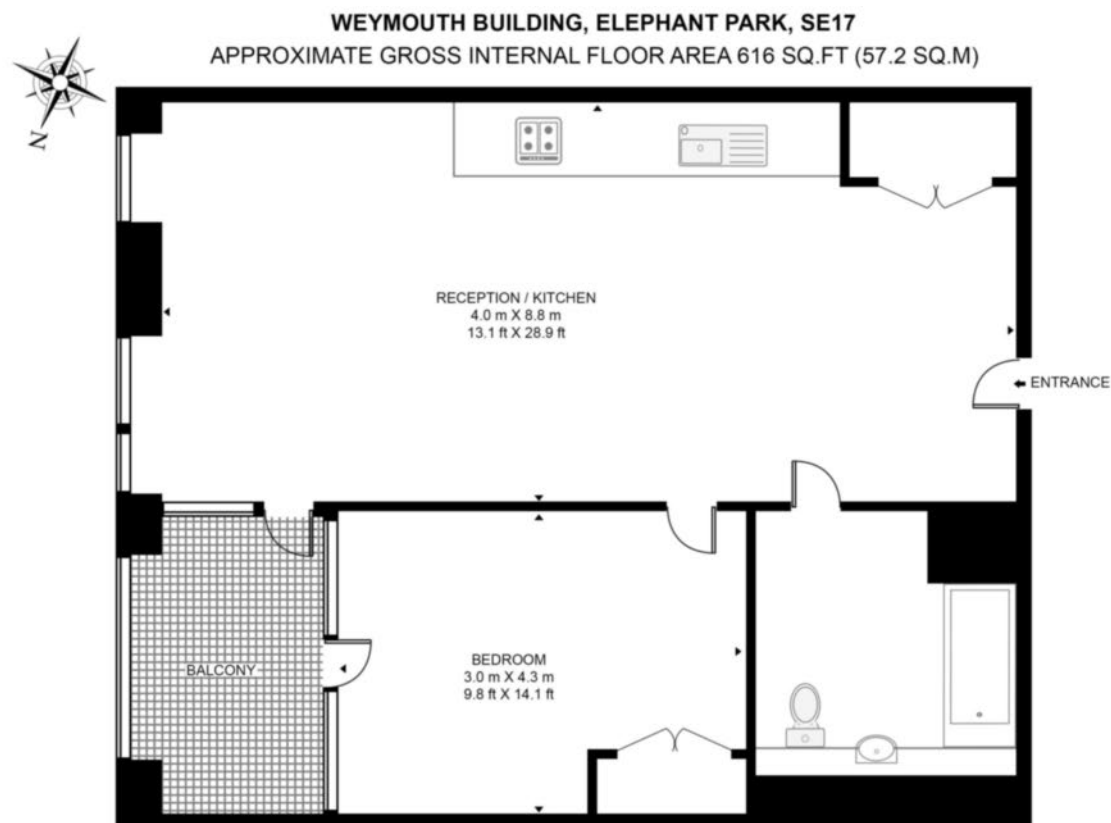
Situated close to Elephant & Castle stations, which is served by Northern, Bakerloo lines and Thameslink, southeastern railway, the apartment offers superb connectivity to major London destinations, including the West End, the City, and Canary Wharf.

Tenure:	Leasehold (244 years remaining)	Local Authority:	Southwark
Ground Rent:	£400 p.a.	Council Tax Band:	D
Service Charge:	Approx. £4,832 p.a.	EPC:	B



Floorplan

616 sq ft | 57.2 sq m



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of door, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The plan for illustrative purposes only and should be used as such by any prospective purchaser. The services, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Elephant & Castle

One The Elephant, 5 St Gabriel Walk, London, SE1 6FG

Sales

020 3869 2898 | eandc.sales@chaseevans.com

We're here to help.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

chaseevans.com

 Chase Evans