



O-Central, Crampton Street, Elephant & Castle, SE17

Asking price **£565,000** | Share of Freehold



O-Central, Crampton Street, Elephant & Castle, SE17

-  3 Bedrooms
-  1 Bathroom
-  1 Reception
-  Balcony
-  Local Amenities
-  Concierge Service
-  0.4 MI Elephant & Castle
-  Secure Underground Parking Space

A well-presented and spacious three-bedroom apartment set within the highly desirable O Central development, ideally located close to the excellent transport links and vibrant amenities of Elephant and Castle.

The property boasts a bright and contemporary open-plan living and dining area, complemented by a modern fitted kitchen with integrated appliances. The apartment further benefits from stylish wood flooring, three generous double bedrooms, ample storage space, and a sleek, contemporary bathroom suite. A parking space in the secure underground car park is included.

Residents have access to a 24-hour concierge service and is on the doorstep of a wealth of amenities located nearby including shops, library, eateries.

The development is located around a 10min walk from Elephant & Castle National Rail and Underground stations, providing Underground and Rail services for commutes towards the City and West End. The property is serviced by Thameslink, Southeastern, Bakerloo and Northern Line, opening up a plethora of transport links. Via Northern Line services Liverpool Street is just a 12min commute away.

Tenure:	Share Of Freehold	Local Authority:	Southwark Council
Ground Rent:	N/A	Council Tax Band:	D
Service Charge:	£8,544 p.a.	EPC:	C

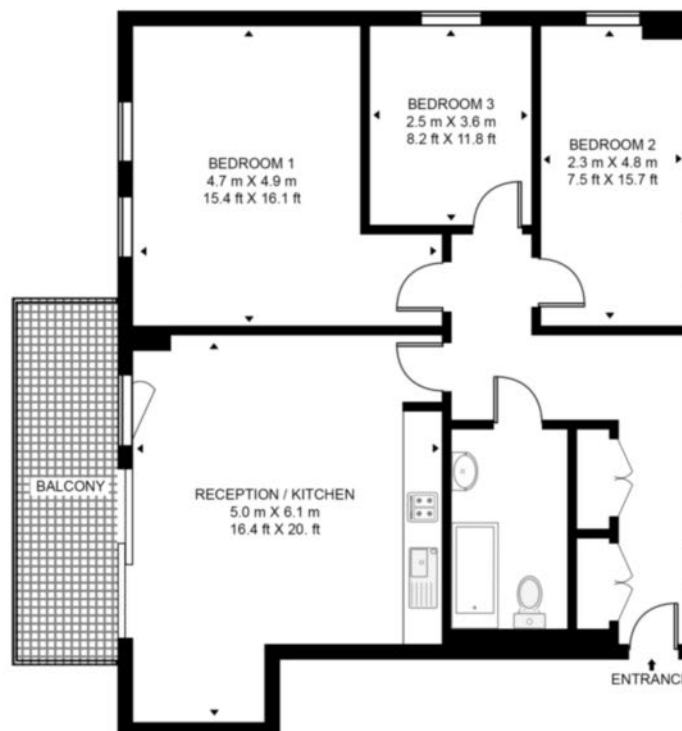


Floorplan

923 sq ft | 85.8 sq m



O'CENTRAL, 83 CRAMPTON STREET, SE17
APPROXIMATE GROSS INTERNAL FLOOR AREA 923 SQ.FT (85.8 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

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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.

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