

Cumberland Place | London, SE6 1LB

1 | 1 | 1 | **Asking Price £170,000** | **Leasehold**

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Cumberland Place, London

Situated within the popular Cumberland Place development, this bright and well proportioned one bedroom flat offers comfortable and practical accommodation, making it an ideal choice for first-time buyers, professionals or investors.

The property features a generous reception room with plenty of natural light and space for both relaxing and dining. A separate fitted kitchen provides a good range of wall and base units, worktop space and room for appliances. The accommodation is completed by a well proportioned bedroom and a fitted bathroom with a bath and overhead shower. Further benefits include residents' car parking, while the development enjoys a pleasant residential setting with established communal surroundings.

Cumberland Place is conveniently positioned for a good selection of local amenities, with shops, cafés and everyday services available around Catford, Hither Green and Lee. Mountsfield Park is also nearby, providing attractive green space for recreation.

The property is particularly well placed for commuters, with Lee Station, as well as Hither Green and other nearby rail connections providing convenient services towards London Bridge and Central London. Local bus routes provide further connections throughout Lewisham and the surrounding areas.









Interior

ENTRANCE HALL: Entrance door, wood style laminate floor, built in storage cupboard, access to Reception Room and Bathroom.

RECEPTION ROOM: 5.18m x 3.65m (17' x 12') Double glazed window, wood style laminate floor, electric radiator, access to Bedroom and Kitchen.

KITCHEN: 2.14m x 1.78m (7' x 5'10") Double glazed window, range of wall and base units with work tops above, stainless steel sink with mono taps, space for cooker, plumbed for washing machine, tiled splash back, space for fridge freezer, tiled floor.

BEDROOM: 2.46m x 2.13m (8'1" x 7') Double glazed window, wood style laminate floor.

BATHROOM: 2.13m x 1.52m (7' x 5') Panel enclosed bath with shower over and shower screen pedestal wash hand basin, low level w.c., tiled walls and floor.

Property Features

- One Bedroom Flat
- Spacious & Bright Reception Room
- Separate Fitted Kitchen
- Fitted Bathroom
- Residents' Car Park
- Popular Cumberland Place Development
- Close to Local Shops, Amenities and Green Spaces
- Good Transport Links into Central London
- Ideal for First-Time Buyers, Professionals or Investors
- Total floor area: 31m²= 334ft² (guidance only)

Leasehold Information

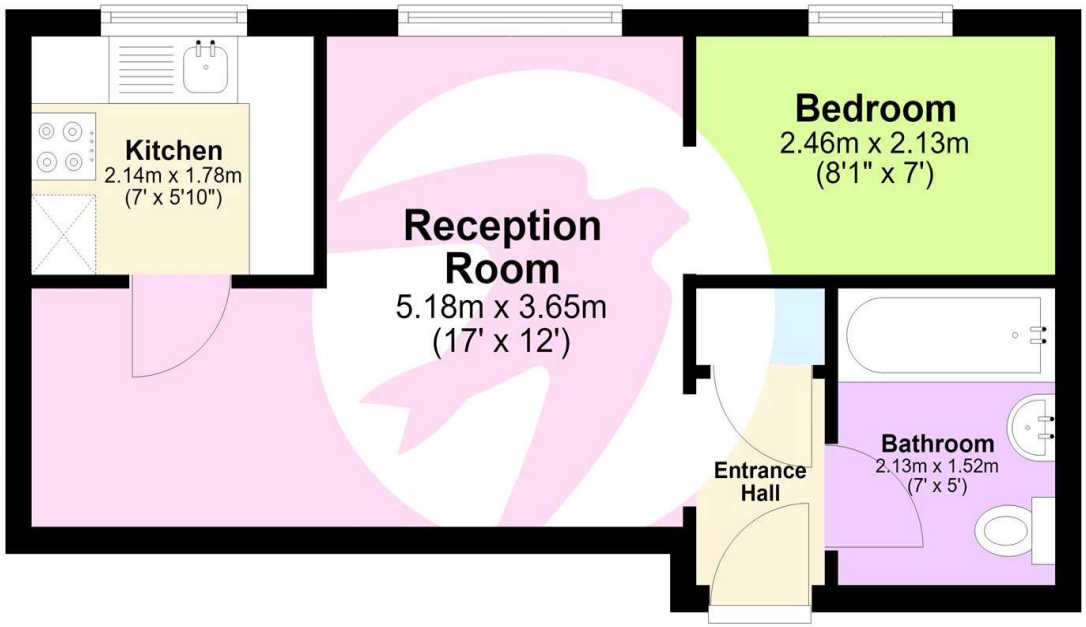
Time remaining on lease: 154 years*

Service Charge: £2000pa*

Ground Rent: £100pa*

(*to be verified by Vendors Solicitor)

Floor Plan



This floor plan is for illustrative purposes only. It is not drawn to scale.
Measurements are approximate.

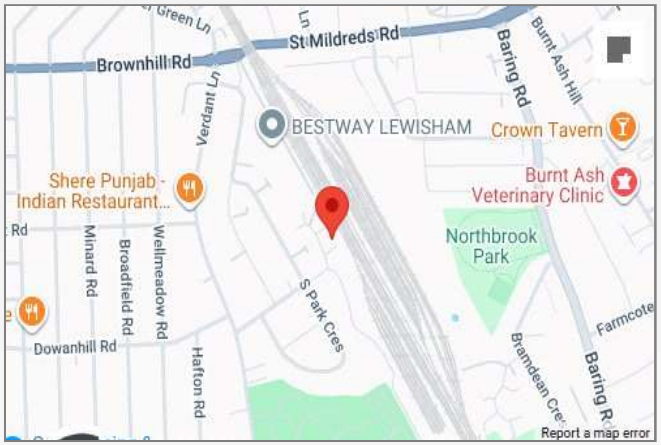


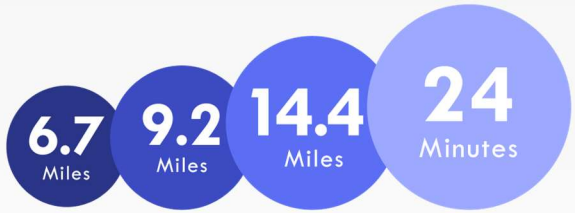




Property Location

Cumberland Place, London, SE6 1LB





*All distances from branch postcode. Train time from nearest station.

Location

Catford is an increasingly popular choice for commuters, thanks to its excellent transport connections. With two mainline stations offering direct services into Central London in as little as 10 minutes, it's ideal for those seeking a quick and easy journey into the city.

Beyond its convenience, Catford offers a vibrant and growing community with a rich local character. The striking Art Deco Broadway Theatre hosts a diverse programme of performances and events throughout the year, while Mountsfield Park - one of South London's finest green spaces - provides a scenic retreat and is home to the popular annual People's Day festival.

At the heart of the town stands the iconic Black Cat sculpture, a much loved local landmark that perfectly captures the area's unique identity and charm. With its blend of connectivity, culture, and open space, Catford continues to grow in appeal among families, creatives, and professionals alike.

Additional Information

Local Authority: London Borough of Lewisham / Council Tax: Band B / EPC Rating: C



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