



## EYTHORNE ROAD, SW9

£435,000

Private balcony  
Excellent condition  
Upper floor  
Lots of natural light  
Views across Eythorne Park  
Modern development



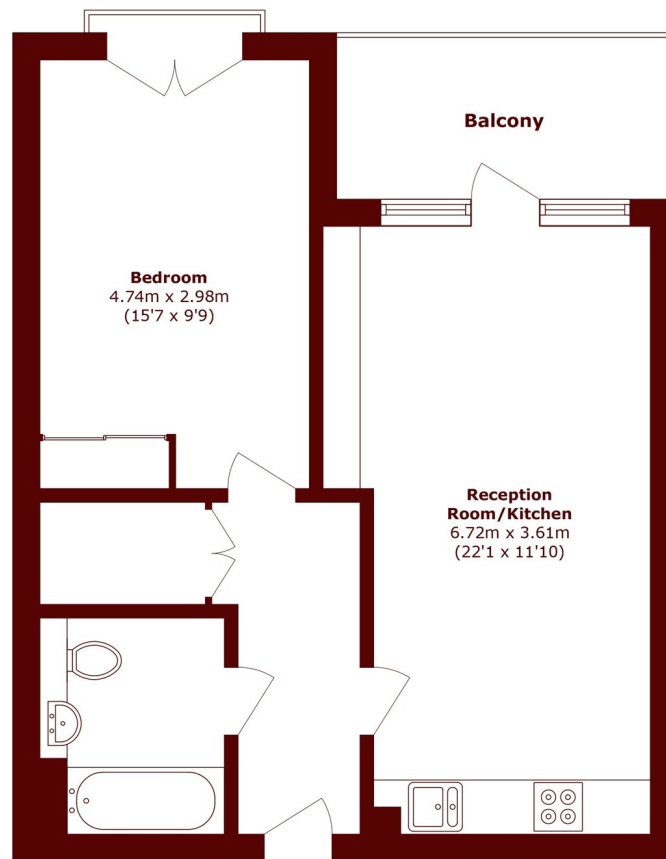
# ABOUT THE PROPERTY

A beautifully presented apartment flooded with natural light, set on the third floor of a sought after modern development overlooking the open green spaces of Eythorne Park. The spacious open plan living area features floor to ceiling windows that maximise daylight and seamlessly connect to a private south-west facing balcony perfect for relaxing or entertaining while enjoying sunset views. Residents also benefit from residents bike storage.

Located a short walk from beautiful Myatt's Field Park, this property is ideal for enjoying green space, sports facilities, a playground, the popular Little Cat Café, and summer events.



# STEP INSIDE EYTHORNE ROAD



Total area (approx.): 50.8 sq. m (546.8 sq. ft)  
Balcony area (approx.): 5.6 sq. m (60.2 sq. ft)

**Kennington**  
020 7587 1533

Energy Rating: B We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

**MARSH &  
PARSONS**