



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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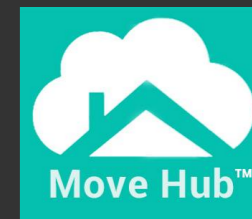
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	36	47
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		57
(39-54)	E		
(21-38)	F	32	
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England, Scotland & Wales		EU Directive 2002/91/EC	



Mulberry Place, Pinnell Road, London, SE9

Asking price of £1,100,000 Freehold





# Mulberry Place, Pinnell Road, London, SE9

Asking price of £1,100,000 Freehold

- Detached Home
- Kitchen & Utility Room
- En-Suite To Master
- Enclosed Rear Garden
- 3 Reception Rooms
- 5 Bedrooms
- Gas Fired Radiator Heating
- Double Garage & Driveway

Situated on a generous plot in a non estate location this detached home offers spacious accommodation comprising lounge, dining room, kitchen, utility room, study, cloakroom, 5 bedrooms, en-suite to master and family bathroom.

