



Larkin House, Kidbrooke Park Road, Blackheath SE3 9GU



# Larkin House, Blackheath SE3

Leasehold (993 years remaining)

Sophisticated apartment with private balcony and concierge services in premium Blackheath development. Elevated position captures garden views with lunchtime light through to sunset, perfect for entertaining. Walking distance to Kidbrooke station.

## Key Features

- 2 Bedrooms, 2 Bathrooms
- Large private balcony
- Neutral tones throughout
- Council Tax: **D**
- Service Charge: **£4,000 P/A**
- Ground Rent: **£400 P/A**
- Excellent transport links
- EPC: **B**

Set within the prestigious Larkin House development in sought-after Blackheath, this sophisticated two-bedroom apartment exemplifies contemporary living with a touch of luxury. The purpose-built residence benefits from concierge services and maintains the high standards expected from this premium development.

The development's concierge services add an element of luxury to daily life, providing peace of mind and practical support. Contemporary finishes throughout the apartment reflect modern design sensibilities while creating a warm and welcoming atmosphere for both relaxation and entertaining together with access to a gym.

Transport connections are excellent, with Kidbrooke mainline station a minutes walk away providing swift access to London Bridge, Charing Cross, and Cannon Street. Regular bus services connect seamlessly to Blackheath Village, while the wider transport network ensures connectivity across London and beyond.









## Larkin House, SE3

Approximate Gross Internal Area = 70.0 sq m / 753.4 sq ft

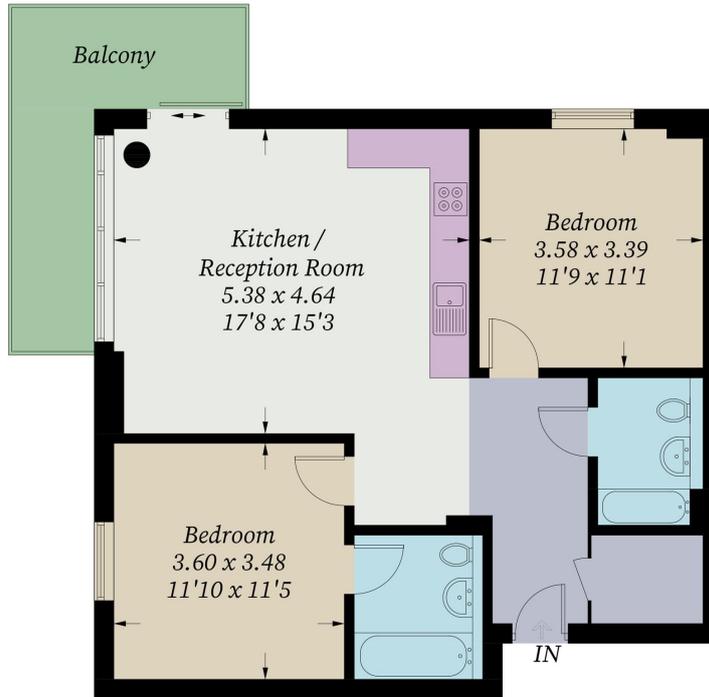


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