



**Belham Walk, London SE5 7DX**

**welcome to**  
**Belham Walk, London**

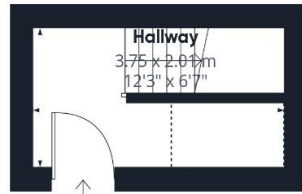
**\*\*3 BEDROOM SPLIT LEVEL FLAT in CAMBERWELL\*\***

We are pleased to present this generously sized three-bedroom split-level flat located on the popular Belham Walk. Set across the first and second floors, this well-proportioned home offers fantastic internal space, a practical layout, and superb access to local amenities and transport links.

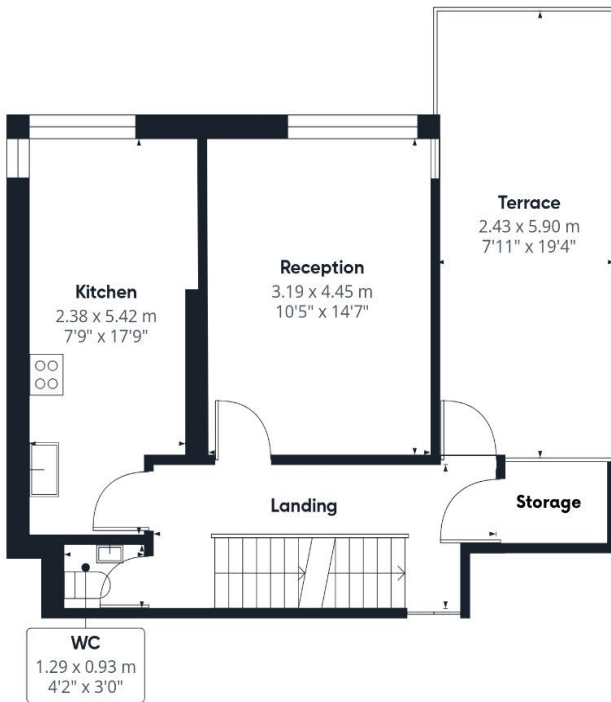
The property comprises a bright and spacious reception room with direct access to a private terrace, a separate fitted kitchen, and a convenient WC on the upper level, three well-sized bedrooms and a family bathroom — ideal for families.

Situated within a quiet residential development, the flat benefits from secure entry, communal grounds, and a long lease. Belham Walk is perfectly positioned for access to Oval Underground Station, Loughborough Junction, and the vibrant shops, cafés, and restaurants of Camberwell and Brixton.

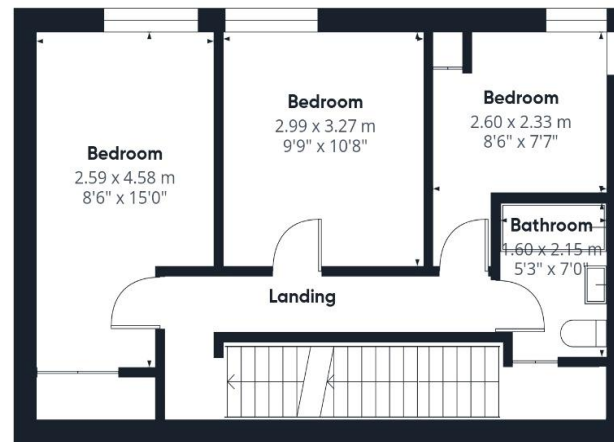




Floor 0



Floor 1



Floor 2



**GLA<sup>m</sup>**

82.95 m<sup>2</sup>  
892.84 ft<sup>2</sup>

**Total**

96.16 m<sup>2</sup>  
1035.08 ft<sup>2</sup>

(1) Finished, above grade

Ext. wall thickness assumed: 15.24  
cm/6 in

Reduced headroom

----- Below 1.5 m/5 ft

Areas with headroom below 1.52 m/5 ft  
are excluded

Calculations reference the ANSI-Z765  
standard. Measurements are  
approximate and not to scale. This  
floor plan is intended for illustration  
only.

GIRAFFE 360

welcome to

## Belham Walk, London

- THREE-BEDROOM SPLIT-LEVEL MAISONETTE
- SPACIOUS RECEPTION ROOM WITH PRIVATE TERRACE
- SEPARATE FITTED KITCHEN
- FAMILY BATHROOM PLUS ADDITIONAL WC
- LONG LEASE REMAINING

Tenure: Leasehold EPC Rating: D

Council Tax Band: C Service Charge: 4550.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 27 Jun 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£400,000**



Please note the marker reflects the postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/PKM103709](https://barnardmarcus.co.uk/Property/PKM103709)



Property Ref:  
PKM103709 - 0004

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